



Miami-Dade

Quality of Life

A True Tropical Lifestyle

By Millie Acebal Rousseau

There's a reason Miami is called the Magic City. With an annual average daily temperature of 76 degrees, people who come here are captivated by the tropical weather, and by the quality of life in Miami-Dade County, which is among the best in the United States. From its bustling neighborhoods, academic offerings and outstanding healthcare to its shopping outlets, dining venues and entertainment options, Miami-Dade is truly a magical paradise.



Build It, and They Will Come

"Miami is a growing city with a lot going for it. It has the benefits of [a] larger city, but still has the community feel," said Diego Lowenstein, a luxury real-estate developer. "People are coming here to relocate. It's easy for companies to recruit talent from Latin America and other U.S. cities." Lowenstein's family, originally from Argentina, saw the potential in Miami nearly 50 years ago, when they began investing in properties. Lowenstein explains that Miami is a city with world influence, with the ability to attract investors to do business. "The huge splurge of developments over such a short period of time has changed the landscape and how the city functions," he said. "It's exciting how these developments caused lifestyle changes."

Those changes include residents moving back into urban cores, where they can live and work in the same area. Developments are addressing the need by offering shopping, dining and entertainment options within walking distance. Real estate growth has also led to job growth. Lowenstein's EPIC residences and hotel is expected to generate 600 new jobs.

Family Friendly

With plenty of activities for children and superb schools, Miami-Dade is an ideal place to raise a family. The Miami-Dade County Public Schools district is the fourth-largest school district in the nation with more than 300 schools and over 20,000 teachers. *Newsweek* magazine's 2007 study on the 1,000 Top U.S. Schools ranked four Miami-Dade County schools in the top 100: Coral Reef Senior High, Design and Architecture Senior High (DASH), Miami Palmetto Senior High and Maritime and Science Technology High School (MAST). Parents can also enroll children in private schools, or opt for a magnet program if their child has a special interest or talent. There are more than 70 magnet programs/schools — from elementary to high school — in the Miami-Dade County Public Schools district. Themes of study include communications and humanities, dual language programs, international education, mathematics, science and technology, and the visual and performing arts. For higher education, there are several universities. Healthcare is also top-notch, with state-of-the-art hospitals for adults and children.

Cultural Diversity

People from all over the world — particularly South and Central America and the Caribbean — live in Miami-Dade. The county's rich cultural influence can be found just about anywhere you look — in its restaurants, businesses, stores and homes. Despite being a metropolitan area, Miami-Dade retains a small community charm. Residents and visitors alike immediately sense it while sipping Cuban coffee at a Little Havana café, walking past Miami Beach shops or dining on a restaurant terrace in Coral Gables. Culture permeates Miami-Dade. Several languages are spoken here besides English, including Spanish, Portuguese and Creole.

Always Something to Do

Miami-Dade County's long list of things to do is jam-packed with activities, from dining and shopping to outdoor fun. The area is known for its dining options, from restaurants run by world-famous chefs to family-friendly spots. Miami-Dade County is a world-class shopping destination where consumers can be bargain hunters or fashionistas, buying at designer name stores. *Lucky Magazine* called South Beach "a great shopping option with the same kinds of stores you find in New York or Los Angeles." Nature



Miami-Dade

A City of Communities

Know Your Neighborhoods

Quality
of Life

By Millie Acebal Rousseau

The lure of Miami-Dade County resides in the versatility of its neighborhoods. For those who love the hustle and bustle of city life, there's the urban core. Developments continue to rise, especially projects designed for people to live and play near their workplaces. There are also more relaxed, quiet neighborhoods and trendy towns to please those in search of a more tranquil refuge. "Miami-Dade County offers a thriving business environment and an ideal place to live, work and be happy. The various neighborhoods offer a rich and diverse lifestyle," said Rebeca Sosa, Miami-Dade County District Six Commissioner.



now supports South Florida's largest employee base, estimated at more than 100,000 people.

Incorporated in 2003, the City of Doral covers some 15 square miles and is home to more than 20,000 residents. Both executives and employees are attracted to the serene residential lifestyle and the convenience of living close to work. The northwestern residential area features gated enclaves of new single-family and older estate homes set among lakes and greenery. Elsewhere, the housing mix includes townhomes, low-rise condominiums and single-family homes at all price points. Doral residents have a choice of well-regarded neighborhood schools, including a new high school.

Nearby shopping options include Miami International Mall and Dolphin Mall, an outlet shopping and entertainment center. Business visitors have a choice of more than a dozen hotels and extended stay residences. The Doral Golf Resort & Spa, home of a famed championship course and PGA host, is the epicenter for both business conventions and vacationers. Doral is also home to the Miami Free Zone and Carlos Albizu University.

Liberty City / Little Haiti

Liberty City dates back to the 1930s. The area is home to an active African-American community and is recognized for giving birth to Miami HEAT NBA Champion Udonis Haslem, and professional wrestler, Alvin Burke Jr.

Little Haiti is home to about 30,000 Haitian immigrants, who've been calling the area their own since the 1980s. Island culture comes alive in this Haitian epicenter, where the aromas of Caribbean cuisine and soulful music captivate all who enter.

The Miami Design District

An area of wide, tree-lined streets and historical structures dating back to the 1920s, the Design District now serves as the trade center for the South Florida interior design and home furnishing industry, with stores and galleries galore. The adjacent Wynwood section — formerly a warehouse district — has evolved into an edgy arts district of studios and galleries. The area lures out-of-towners with its urban feel.

Midtown Miami

Midtown Miami has become a focal point in the Wynwood neighborhood. The area, the site of a former 85-acre rail yard, enables residents to live, work and play in the same place. Big-box and national retailers have set up shop at the Shops at Midtown Miami, and more service providers are expected to follow as the population grows. Dubbed "SoHo South," the multi-billion dollar development incorporates residential towers, stores and offices in a pedestrian-friendly setting. A total of 3,000 residences are scheduled for completion by 2010. The area also features restaurants, sidewalk cafés and boutiques. Midtown Miami illustrates Miami-Dade County's increased interest in mixed-use developments. "People won't have to jump in the car. There will be services and attractions within walking distance. Over the next five years, people are going to learn to walk," said Diego Lowenstein, CEO of Lionstone Development, a Miami-based luxury hotelier and development company.

Biscayne Boulevard Corridor

The opening of the Carnival Center for the Performing Arts has propelled the renaissance of Miami's burgeoning Arts & Entertainment District just north of Downtown. Designed to look like a cruise ship at sea, the new center is the focal point of a bustling area under major development. Residents can walk to opera and symphonic performances, art galleries and restaurants.

The Corridor is already home to the NAP (Network Access Point) of the Americas, a cutting-edge fiber optic exchange linking South America's Internet data with that of the United States and Europe.

Heading north along Biscayne Boulevard, the growth is even more apparent. New mixed-use developments are infusing renewed life all up and down the Corridor, with neighborhood stores, boutiques and galleries springing up along Biscayne Boulevard.

Upper Eastside

The historic Biscayne area of the Upper Eastside retains a cozy feel in its neighborhoods of predominantly single-family homes: Magnolia Park, Bay Point, Morningside, Bayside, Palm Bay, Palm Grove, Belle Meade and Shorecrest. Bayside and Morningside are home to some of the area's oldest and most architecturally significant homes, while Bay Point is an exclusive neighborhood of waterfront estates. The area is becoming a dining destination with restaurants such as Michy's (owned by Michelle Bernstein), Barton G. and Soyka.

Brickell / Mary Brickell Village

The financial heart of Miami, the Brickell district and its namesake, Brickell Avenue (U.S. 1), continue to grow and prosper. Named after 19th-century Miami founders William and Mary Brickell, the broad avenue is characterized by its shimmering office buildings, top-tier hotels and elegant, high-rise condos. More than a dozen new buildings are being added to the mix, contributing to an even livelier urban feel. With its shaded streets, the new Mary Brickell Village provides a charming and relaxed atmosphere next to a major metropolitan area. Residents have access to several restaurants and high-end designer shops, all within walking distance.

New loft and residential towers have also risen along the banks of the Miami River that flows through Brickell, along with riverside restaurants serving freshly caught seafood and providing patrons with an ever-moving landscape of oceangoing vessels and tug boats chugging up and down the lively working waterway. Along Coral Way to the west, the area is booming with new mixed-use buildings that include residential, retail and office components. *Inland in The Roads area and to the south*, attractive single-family homes line tree-shaded streets.

Westchester

This far-western unincorporated community is known as a family-oriented and primarily Hispanic community of high quality schools and parks. Single-family homes predominate, but there's also a wide selection of townhomes, condominiums and rental apartments. Westchester houses the main campus of Florida International University — University Park Campus — the National Hurricane Center and Tamiami Park, home of the annual Miami-Dade County Youth Fair and Exposition, one of the top 20 fairs in the United States.