



2008 RELOCATION & APARTMENT GUIDE



INTRODUCTION



The Office of Student Recruiting publishes this Relocation Guide for incoming students to facilitate your transition to a new city. The information provided in this publication has been gathered from numerous sources, including surveys completed by current students. This information is compiled for your convenience but is by no means exhaustive; we are not affiliated with, nor do we endorse any property or organization. Comments listed are from apartment managers, and we strongly suggest you call managers in advance as their business hours vary. Please note that most rental prices and facilities have been updated for 2007, but managers reserve the right to adjust rates at any time. **The commute times listed in this guide are non-rush hour approximations.** We hope you find this guide helpful. Good luck in your search!

ROOMMATES

The Office of Student Recruiting offers a roommate referral service to help new students find roommates. Students wishing to be included complete a questionnaire that surveys their preferences in potential roommates. Only entering or current law students may be listed. DO NOT complete a form if you are NOT an admitted or current law student. The questionnaire will be available late March, early April on the Admitted Students website. This information is then distributed to all students who respond. Several lists are compiled throughout the summer. Students should contact the Office of Student Recruiting as soon as they have their housing plans finalized so that their names can be removed from the list. For more Housing information please go to http://www.law.miami.edu/ps/ps_07.php?op=7

ADVICE

From Current Students

- Take your time, use a realtor or someone who knows the area, and check out many areas of Miami, including the Gables, the Grove, and Kendall.
- 1Ls in particular should keep in mind the value of being close to campus and living in an apartment complex that is not too noisy.
- Check for rent specials, often you can get your deposit waived or a month free.
- Find a place located as close to school as you can afford as it makes life as a 1L a lot easier.
- If you come in July, you may be able to get a free months rent or a discount because there is a higher turnover.
- Newcomers to Miami always think the Beach will be very expensive, but it isn't any more expensive than the Gables or the Grove.
- Consider your priorities before looking. It comes down to location versus space.
- There are tons of efficiencies in Coral Gables. The rent is usually low and it is a nice, quiet residential neighborhood.

AREAS

Miami-Dade County is divided into several communities. The following is a description of the communities where many of our law students live:



CORAL GABLES – The City of Coral Gables, located 6 miles south of downtown Miami and home of the University of Miami, is a beautiful residential and business district. Coral Gables tends to be more single residences, some of which are quite expensive; however, there are small apartment complexes, as well as opportunities to rent cottages and cabana houses located on the grounds of private residences. These 1 bedroom cottages, ideal for a student, are in great demand and rented very quickly. Since there is no need for owners to advertise, the best way to find a cottage or a cabana house is to drive around the

streets of Coral Gables and look for posted signs. **WARNING:** The City of Coral Gables has strict city ordinances and we advise everyone to review them before leasing or buying a home in the Coral Gables area. For example, there are limitations on the type of vehicles allowed to be parked in residential areas. To obtain a copy of the City of Coral Gables City Codes, call the city of Coral Gables at 305-446-6800. Popular area to live for law students.

COCONUT GROVE – A “village” bordered by Biscayne Bay and Peacock Park to the East, U.S. 1 to the West, LeJeune Road to the South and the Rickenbacker Causeway to the North. The “Grove” is one of the main hangouts for UM students and tourists, with popular bars, clubs, restaurants and shopping areas. Some caution is advised while traveling in some surrounding areas, especially at night. The Grove is also home to many magnificent estate homes and students can sometimes find cottages and converted guest houses for rent in this area. Traverse the side streets from Bayshore Drive and Tigertail Avenue and look for signs advertising “Guest House” or “Cottage Apartment” for rent.



DOWNTOWN/BRICKELL – Approximately eight miles north of campus. This can be a good place for law students to live when they become 2Ls & 3Ls and are working downtown. It's a short commute to campus and close to the beaches. These areas are composed of primarily high rise apartments and condominiums.

KENDALL – Kendall, an area developed in the late 1970's and early 1980's, is primarily composed of apartment complexes, condominiums, and mid-priced family communities. Historically, Kendall's focal point has been the Dadeland Mall, the second busiest shopping complex in North America. Kendall residents include many young families, professionals, and students. Non-rush hour commute time averages 10-20 minutes from Kendall, and 20-30 minutes from West Kendall. Keep in mind that heavy traffic congestion can double these times. Kendall Drive is bordered on the East by U.S. 1 and on the west by the Florida Turnpike. Popular area to live for law students.



MIAMI DESIGN DISTRICT—The Miami Design District is a section north of downtown Miami, within the southern extremity of Little Haiti. It is divided by NE 36th Street to the south, NE 41st Street to the north, North Miami Avenue to the west and Biscayne Boulevard (US 1) to the east. It is home to nearly twenty art galleries and over forty showrooms & stores. Some caution is advised while traveling in some surrounding areas, especially at night.

SOUTH BEACH – South Beach is the southern tip of Miami Beach and is currently one of the trendiest places in the U.S. with its mixture of clubs, restaurants, and stores catering to the night crowd. There is also a thriving visual and performing arts district where Art Deco hotels of the 1920s and '30s have been turned into apartment buildings. There is a large transient population on South Beach, and while the area is charming and neighborhood “pockets” do exist, some of the neighborhoods are in transition. Unless your building includes a garage, there is *very* little street parking.



SOUTH MIAMI – South Miami is a residential area adjacent to the University. Located on both sides of U.S. 1, the boundaries are 62nd Avenue to the East and 57th Avenue (Red Road) to the West. (Red Road is UM's East border) South Miami has many small apartment complexes and smaller (2 BR) homes for rent. A major shopping complex called *Sunset Place* is just ten minutes away on Red Road and US 1. Popular area to live for law students.

RESOURCES

Realtors

Brickell & The Village Reality Group, Inc.

Contact Jon Mann ~ jm7811@students.law.miami.edu
786-877-6201

Colfax Realty

Michelle Arana ~ marana@colfaxrealty.com
305-529 0880

EWM Realty

Lynne Perlmutter ~ lynneper@gmail.com
305-610-6624

Prudential Florida WCI Realty

Rita Frisby-Bouzon ~ rbouzon@bellsouth.net
305-720-3273

Village Realty

Josie Alvarez ~ josie@josiealvarez.com
305-669-6132

Sunpass Realty

Maisie Wong~ mwdavilla@ail.com
305-4585181

Rentbro.com Erik Abrams~erikabrams@gmail.com

Michael Hanna~ michaelhanna321@gmail.com

Apartment Finding & Rental Services

Apartment Guide-Greater Miami
305-933-APTS

Rent Free Realty
10471 SW 88 St.
305-274-7011

MAPS & City Sources

www.mapquest.com
www.randmcnally.com
www.citybeautiful.net
www.greatermiami.com
<http://miamidade.gov>

Apartment Hunting Online

In addition to the housing vacancies that the School of Law will post on the Webpage for Admitted Students in the spring and summer, these webpages may aid you in your search:

www.miami.edu/offcampus_housing/
www.theflyer.com
<http://miami.craigslist.org/>
www.paulrademacher.com/housing
www.equityapartments.com
www.apartmentratings.com/
www.miami-apartments.net
www.homestore.com
www.apartments.com
www.miami-apartments.com
www.rentmiami.com

Newspapers

The Miami Herald

www.herald.com
305-350-2000
800-441-0444

Miami New Times

www.miaminewtimes.com
305-576-8000

HOTELS

Holiday Inn – University

1350 South Dixie Hwy
Coral Gables, FL
305-667-5611

Hampton Inn – Dadeland

8200 SW 70th Ave.
Miami, FL 33143
305-269-0072

Terrace Inn

1430 South Dixie Highway
Coral Gables, FL 33146
305-662-8845
www.terraceinnmiami.com

** Ask for UM corporate rate.

For a more comprehensive list of hotels visit:
www.law.miami.edu/campus/hotels.html
<http://miami.yahoo.com/external/miamivr/index.htm>

Hampton Inn – Coconut Grove/Coral Gables

2800 SW 28th Terrace
Miami, FL 33133
305-448-2800

Marriott - Dadeland

9090 S. Dadeland Blvd.
Miami, FL 33156
305-670-1035

The Ritz-Carlton

3300 SW 27 Avenue
Coconut Grove, FL 33133
305-644-4680

Clay Hotel

1438 Washington Ave.
Miami Beach, FL 33139
305/534-2988

www.clayhotel.com

MOVING RESOURCES

Truck Rentals

Budget

1-800-4A-Truck
(1-800-428-7825)
Budgettruck.com

Penske

1-800-Go-Penske
(1-800-467-3675)
Www.pensketruckrental.com

Ryder

1-800-by-Ryder
(1-800-297-9337)
www.ryder.com

U-Haul

1-800-GO-UHaul
(1-800-468-4285)
www.uhaul.com

Movers

Door To Door Storage & Moving

www.doortodoor.com/
Long Distance Moving: 888-505-3667
Storage: 888-410-3667

Golan's Moving & Storage

Chicago-based
www.golansmoving.com/
800-439-8515

Lucky Moving

Los Angeles & New Jersey
[Http://luckymoving.com](http://luckymoving.com)
1-800-743-6656

DIRECTIONS

Coming to a big city may seem daunting but it really is quite simple to figure out where you're going (getting through the traffic will be the hard part!).

Here are a few things to remember:

Most Miami streets have both a number and a name (i.e., 57th Ave. is also known as Red Rd.). You'll have to memorize them; there's no way around it.

It's easy to find a location based on the numbers in the address. Simply remember that streets ending in COURT, ROAD, AVENUE or PLACE generally run North to South. Streets ending in STREET, DRIVE or BOULEVARD typically run East to West. If you were trying to find an address that was located at 10809 NW 112th Avenue; you know that you would be traveling north or south on 112th Avenue and then east or west on around 108th Street.

There are 7 frequently traveled routes throughout Miami:

I-95: The main interstate connecting the East Coast. I-95 ends here in Miami and merges into U.S. 1 at Key Biscayne, just after downtown. Heading south after the merger, UM's main entrance on Stanford drive is about 4.5 miles.

U.S. 1: Also known as Dixie Highway. *South Dixie Hwy* is the main "strip" in front of the University. This is also the highway that connects the mainland to the Florida Keys. If you continue south you'll eventually get to Key West!

Route 836: Also known as the *Dolphin Expressway*. This is the main East-West thoroughfare connecting the Florida Turnpike to I-95.

Route 826: Also known as the *Palmetto Expressway*. This is the main artery connecting the North to the South. It eventually connects to I-95 at an area called the *Golden Glades*. At rush hour traffic can be reduced to a standstill.

Florida Turnpike: This toll road goes as far north as Orlando and continues south until it connects with U.S. 1 (S. Dixie Hwy). The Turnpike is a good road to use if you are traveling west of the city. There is an electronic toll collection system called Sunpass. If you find yourself using the Turnpike on a regular basis, a Sunpass will make your life easier. You can purchase a Sunpass transponder with an initial balance of \$25 for \$50.00 plus tax. Contact the Florida Department of Transportation (1-888-865-5352 or www.sunpass.com/).

Route 878: Also known as the *Snapper Creek Expressway*. This freeway connects U.S. 1 to Kendall Drive. This is a handy little short cut if you're trying to get to the University from West Kendall.

Route 874: This route connects the Palmetto Expressway to the Florida Turnpike. It is a handy freeway for those who live in South Dade County.

Note: All of the main thoroughfares are heavily traveled during rush hours. Suggestion: Leave early (the Law Library opens at 7 a.m.) to get a parking spot in the Law School lot, and stay late to avoid wasting time in your car.



UTILITIES

Electric

Florida Power & Light

305-442-8770

www.fpl.com

Florida Power & Light has an automated system that explains how to get your power turned on. New residents can apply for power by phone or by visiting an FP&L office. There is a small service charge for establishing new service. Some customers will be required to pay a deposit in addition to the service charge. The deposit is based on your credit rating (as determined by Equifax). The deposited amount will accrue interest after the first 6 months of service at a rate of 6%. This interest will be credited to the account annually. The full deposit amount will be credited to the account after 23 months of prompt payment or if you close your account before the 23 months.

Telephone

BellSouth

1-888-757-6500 or 866-321-6716

www.bellsouth.com

Supra Telecom

1-877-98-SUPRA

1-877-987-8772

www.supratelecom.com

You can set up service and receive your new phone number via telephone by calling BellSouth's customer service number. BellSouth charges ordering, installation, and set up fees, which vary depending on how many lines you have installed in your house/apartment and whether or not a serviceman must come to your house. The fee for this service is approximately \$50.

BellSouth will also run a credit check for new customers. Customers may be asked to pay a deposit averaging \$100.

NOTE: There are numerous local service providers in South Florida. We have listed BellSouth & Supra Telecom because they are the largest two. Please consult a Greater-Miami phone directory for more service providers.

Gas

NUI City Gas Company

Customer Service: 305-691-0313

Monday – Friday 8 a.m. – 5 p.m.

Apartments in Miami generally use electric appliances but there may be the occasional exception. To establish gas service simply call the customer service number. The connection fees for new service is \$30, with an additional deposit fee of \$46.

Water

Miami-Dade Water & Sewer Department

305-665-7471

Water and sewage service is generally included with most apartment complexes. You may have to pay water bills if you rent/buy a house.

Cable

Adelphia Cable

20800 SW 167th Avenue

Customer Service: 1-888-683-1000

TRANSPORTATION

Metrorail

305-770-3131

www.co.miami-dade.fl.us/transit/

This is Miami's elevated railway system. It runs through 21 miles of Dade County from Hialeah through downtown and South to Kendall (it ends at Dadeland Mall). The Metrorail runs a daily route from 5:08 a.m. to midnight. For \$1.25 one-way, you can travel from one end of the rail to the other. The majority of stops have parking available for \$1 during the week and free parking on weekends. While Metrorail is a safe and easy way to get to some locations in Miami, it is probably not extensive enough to rely on for your daily commute, unless you live in Brickell/Downtown. A monthly student pass is \$37.50.

Tri-Rail

1-800-Tri-Rail

(1-800-874-7245)

www.tri-rail.com

This is a commuter rail with 15 stations which runs throughout Dade, Broward, and Palm Beach counties. This system connects directly with Metrorail at no additional cost.

Taxi Services

Gables Taxi

305-444-2828

Metro Taxi

305-888-8888

South Miami Dadeland Taxi

305-448-8888

Super Shuttle

305-871-2000

Top Shuttle

1-800-518-0343

www.topshuttle.com

POSTAL SERVICE

U.S. Postal Service

*Main Branch

Miami P&D Center

2200 NW 72nd Avenue

Miami, FL 33152

305-470-0402

There are numerous branches in Miami – consult the phone book for the Post Office nearest you. You can also call the main branch and they will tell you which is the closest to your residence. *Note: For your convenience, there is a post office in the East wing of the Whitten University Center on campus.

BANKING

Bank of America

University Office
1500 South Dixie Highway
Coral Gables, Florida 33146
(305) 669-6694

Customer Service: 1-800-299-2265

Lobby open Monday through Thursday from 9:00am to 4:00pm, Friday from 9:00am until 6:00pm, and Saturday from 9:00am to 1:00pm. The drive-in is open Monday through Thursday from 8:00am to 5:30pm and Fridays until 6:00pm. Bank of America has an ATM machine on campus at the University Center. Please refer to Bank of America's STUDENT ADVANTAGE PROGRAM. If you wish to establish an account prior to arriving at school, call their toll-free Customer Service number listed above.

Citibank

Customer Service
Coral Gables Office
1190 South Dixie Highway
Coral Gables, Florida 33146
(305) 669-5550

Customer Service: 1-800-374-9800

Lobby open Monday through Thursday from 9:00am to 4:00pm, Friday from 9:00am to 4:00pm. Drive-in open Monday through Friday from 8:00am to 5:00pm. Citibank offers budget and basic accounts to accommodate students.

Wachovia Bank

Customer Service
5880 Bird Road
Miami, Florida 33155
(305) 663-6167

Lobby open Monday through Thursday 9:00am to 4:00pm., Fridays 9:00am to 6:00pm. Drive-in hours are Monday through Thursday 8:00am to 6:00pm, Friday 8:00am to 7:00pm. Please ask for the Collegiate Express Checking account for students. Personalized service 24 hours a day by calling 1-800-275-3862.

University Credit Union

UM Coral Gables Campus
Whitten University Center Room S 120
1306 Stanford Drive
Coral Gables, Florida 33146
(305) 284-4832

Lobby open Monday through Friday 9:00 am to 4:00 pm. You can become a member with a \$50.00 deposit and a one-time membership fee of \$2.50.

Washington Mutual

5801 Sunset Drive
South Miami, Florida 33143
(305) 740-0618

Lobby open Monday through Friday 9:00 am to 6:00 pm. Open Saturday 9:00 am to 1:00 pm. For \$1, students can open a checking account with no minimum balance and no service fees.

FURNITURE RENTAL

The following companies have been contacted regarding furniture rental prices and availability. Sample rental needs were given as: 1 bedroom suite (double bed, dresser, night stand), living room suite (sofa, loveseat, coffee table, end table) and dining room set (1 table with four chairs). The going rental price range for the above package ranged from \$89-\$300 per month. These companies offer month-to-month and long-term leases (lease-to-own).

Aaron Rents & Sells Furniture

7101 Coral Way
Miami, FL 33155
(305) 261-0381
Ask for Nilda

Cort Furniture Rental

7748 N. Kendall Drive
Miami, FL 33156
(305) 271-8800
Ask for Eliana

Rent-a-Center

5136 SW 72 Street
Miami, FL 33193
(305) 383-6511
Ask for Abel

STORAGE

A-1 Fargo Van & Storage Inc.

7700 SW 100 Street
Miami, FL 33156
305-670-9501

Central Mini-Warehouse

3645 NW 7 Street
Miami, FL 33124
305-649-6511

Public Storage

2990 SW 28 Lane
Coral Gables, FL 33143
1-888-545-6688

Storage USA

9400 Sunset Drive
Miami, FL 33173
305-598-9400



Where are the most economical places to live?

Kendall and Dadeland are usually the least expensive places to live. They are suburban areas that overlap a few miles south of Campus. Kendall Drive (88th Street) is the name of a major street and Dadeland is a large, popular shopping center on Kendall Drive so when people refer to Dadeland and Kendall, they are talking about these areas which overlap. Three students could share a 3 bedroom apartment or house in the Kendall area for around \$400 per person including utilities, with a bit of research and negotiation.

Is Kendall nice?

Kendall is a nice safe middle class suburban area. Many grad and undergrad students live there. If you are looking at places in Kendall, look at apartments near the Snapper Creek Expressway (878/874) on-ramp at about 100th Ave; or near the Palmetto Expressway(826) at Dadeland Mall. Kendall drive and US 1 are parking lots during rush-hour. At best the commute to school from Kendall will take 30 minutes during rush hour. Avoid anything west of the Florida Turnpike /117th Ave. the commute will take an hour.

Where do the most students live?

Most law students live near campus in either Coral Gables or South Miami. (the Law School Campus is on the southern edge of Coral Gables and South Miami is a few hundred yards south) The University Inn Condominiums and Valencia are very popular complexes near campus. There are many other apartment complexes, houses and efficiencies available within walking distance of the school. .

Can I live in South Beach?

While a fair number of second and third year law students live in South Beach, it is not recommended for first year. The commute from SoBe is against rush-hour traffic and takes about 30 minutes most days.

Is Coconut Grove nice?

Coconut Grove goes from super luxury yacht clubs, coffee shops and College bars to dangerous in about 1 block so make sure that someone physically checks any apartment listed as "Coconut Grove." Anything on or near Tigertail or Bayshore Drive or the water will be really nice, but avoid anything on or near Grande Ave. or US1. The commute from Coconut Grove is against traffic and takes about 10 minutes.



2008 Apartment Listings Listed by Area

Coral Gables (East of US-1), South Miami, Downtown Coral Gables,
Coral Way, Coconut Grove, Dadeland, Brickell, South Beach

Coral Gables (East of US-1)

The City of Coral Gables, located 6 miles south of downtown Miami and home of the University of Miami, is a beautiful residential and business district. Coral Gables tends to be more single family residences, some of which are quite expensive; however there are small apartment complexes, as well as opportunities to rent cottages and cabana houses located on the grounds of private residences. These 1 bedroom cottages, ideal for students, are in great demand and rented very quickly. Since there is no need for owners to advertise, the best way to find a cottage or cabana house is to drive around the streets of Coral Gables and look for posted signs. **WARNING:** The city of Coral Gables has strict city ordinances and we advise everyone to review them before leasing or buying a home in the Coral Gables areas. To obtain a copy from the City of Coral Gables City Codes, call the city of Coral Gables at (305) 446-6800. Coral Gables includes downtown Coral Gables, the Magnificent Mile, and Coral Way.

Chateau Riviera			Coral Gables
Studio: \$775 1/1: \$875 - \$950 1/1- Townhouse: \$975	Address: Apartment 1-Z 1500 Venera Avenue Coral Gables, FL 33146 Phone: 305/667-4100 Contact: Gloria Cooper	Pets: No In apt. washer/dryer: Yes Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1965	App Fee: \$25 Security Deposit: Last month + \$400 Length of Lease: 12 months 24 hour security: No Distance to School: Short-drive/walking distance

It is suggested that prospective tenants leave their name and phone number on a waiting list so they may be called when apartments are available during the summer months. Apartments available in August are usually rented in July. *Rent begins when the apartment is ready for occupancy. Updated 3/08

Gables Waterway Executive Apartments			Coral Gables
Studio: \$975 1/1: \$1,260	Address: 6100 Caballero Boulevard Coral Gables, FL 33146 Phone: 305/663-3500 Fax: 305/666-0369 E-Mail: gableswaterway@aol.com Contact: Grisel Perez	Pets: No In apt. washer/dryer: No Laundry room: Yes Pool: Yes Furnished Apts: Yes Fitness Center: No Year Built: 1952	App Fee: None Security Deposit: 1 month Length of Lease: 10 months/ 12 months 24 hour security: No Distance to School: Short-drive/walking distance

Rent includes all utilities, telephone, cable, DVD and much more. Student and Faculty of UM receive a 10% discount on rent for a 1 bedroom apartment. Note : this complex is a converted motel, each unit is 2 motel rooms connected by a galley kitchen. It can easily be split into 2 studio/ motel room apartments, however there are no doors. Updated 2/08

Riviera Isles Apartments	Coral Gables
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1/1: \$1,400 2/2: \$1,500-1,600	Address: 1252-58 S. Alhambra Circle Coral Gables, FL 33136 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com Website: www.perkinsproperty.com Contact: Thomas G. Perkins	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1958	App Fee: 1st month due with app Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: No Distance to School: 5 min. walk/2 min. drive
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These apartments are remodeled with tile or hardwood floors, dishwasher, tiled kitchen and bath and private off street parking.. No more than 3 occupants per two bedroom apartment. updated 3/08

Santona Condominium			Coral Gables
Studio: \$795 - \$875 1/1: \$895 - \$1,400 2/2: \$1,400-\$1,600	Address: 6580 Santona Street Coral Gables, FL 33146 Phone: 305/661-6116 Contact: Nancy, Manager	Pets: Cats only Extra deposit: Yes (depends on the unit owner) Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1961	App Fee: None Security Deposit: 1st, last & 1 mo. Length of Lease: 12 months 24 hour security: No Distance to School: 15 min. walk

* 6511, 6565 and 6580 Buildings. Buildings are well lit at night with large spot lights in parking area and fluorescent lights around buildings. Shopping area and theatre - restaurants Sunset Plaza is a 10 min. walk. Walking distance to banks. Updated 3/08

University Inn Condominiums			Coral Gables
1/1: \$1375-\$1500 2/2: \$1850-\$2100	Address: 1280 S. Alhambra Circle Coral Gables, FL 33146 Phone: 786-877-6201 Fax: 305-397-1460 EMail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Not allowed In apt. washer/dryer: Yes Laundry room: yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1990	App Fee: \$100 Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: Yes Distance to School: Short-drive/walking dist.

A popular graduate student apartment complex within walking distance to campus. One bedrooms are in high demand. There is usually a waitlist. Please contact Jonathan Mann to make an appointment in advance. Updated 2/08

South Miami

South Miami is a residential area adjacent to the University. Located on both sides of U.S. 1, the boundaries are 62nd Avenue to the East and 57th Avenue (Red Road) to the West. Red Road is University of Miami's East border. South Miami has many small apartment complexes and smaller two bedroom homes for rent. A major shopping complex called Sunset Place is just ten minutes away on Red Road and U.S. 1. South Miami is a popular place for students to live.

Gables Court			South Miami
2/2: \$1,790-\$1,815 3/2: \$2,100 (The Mediterranean) 3/2: \$2,100-\$2,500 (The Oasis)	Address: 6821 SW 44th St Miami, FL 33155 Phone: 305-667-4414 Contact: Jonathan Mann Phone: 786-877-6201 Fax: 305-397-1460 E-Mail: jon@grovetownproperties.com	Pets: Yes-15 pounds or under In apt. washer/dryer: Yes Laundry room: No Pool: Yes Furnished Apts: Yes Fitness Center: Yes Year Built: 2006	App Fee: \$100 Security Deposit: One months rent Length of Lease: 9 months, 12 months (extra \$150 if under 12 months) Security: Gated Distance to School: 2.3 miles

Gables Court is popular with UM students and is within a 5-10 minute drive to campus. Rent includes high-speed internet and basic cable. Residence features include: European cabinetry with paneled doors and granite tiled bar tops, pantry closet, 22, glass top range, microwave oven, dishwasher, stainless steel double sinks. Community features include: Club

House, large swimming pool with jacuzzi, lounge deck, business center, air conditioned indoor racquetball court, state-of-the-art health fitness center featuring cardio and strength equipment, traditional billiards room with large flat screen TV. Contact Jonathan Mann in advance to make an appointment. Updated 03/08

Gables Point Condos		South Miami	
2/2: \$1,300-\$1,650	Address: 6800 SW 45 Ln., South Miami, FL 33155 Phone: 786.877-6201 Fax: 305-397-1460 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: varies- 20 lbs In apt. washer/dryer: Y Laundry room: No Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1987	App Fee: Varies Security Deposit: 1 month Length of Lease: 1 year 24-Hour Security: Yes Distance to School: 1.2 m. 5 Minutes

Short Drive to UM Law School. Residences are 2-bedroom, 2.5-bath, 1,000 sq. ft. Apartments come with 1-assigned parking and guest parking. Some units have been updated while others have not. Most apartments feature tile and include washer/dryer. Contact Jonathan Mann in advance to make an appointment. Updated 3/08

Ludlam Point Apartments		South Miami	
1/1: \$1,095 - \$1,160 2/2: \$1,300 - \$1,600	Address: 6860 SW 44 Street Miami, FL 33155 Phone: 305/661-7911 Contact: Kathy Silberman E-Mail: leasing@ludlanpointapartment.com Contact: Jonathan Mann Phone: (786) 877-6201 Fax: 305-397-1460 E-Mail: jon@grovetownproperties.com	Pets: Yes Extra deposit: Yes, \$450 non-refundable In apt. washer/dryer: Yes Laundry room: No Pool: Yes Furnished Apts: Yes Fitness Center: Yes Year Built: 1986	App Fee: \$100 Security Deposit: 1 month rent Length of Lease: 3 - 12 months 24 hour security: Yes Distance to School: 5 min.

All units now include washers & dryers. Prices are based on a 12-month lease term. Add an additional \$150 per month for any lease term from 3-11 months. Pet fee is \$450 per pet (includes fish tanks, reptiles, cats, dogs, rabbits, etc.) Utilities are not included in rental price. One bedrooms are in high demand. There is usually a waitlist. NO PET RESTRICTIONS. Updated 03/08

Mayan Tower Apartments		South Miami	
Studio: \$815 w/carpet, \$855 w/ tile 1/1: \$955-1200 2/1: \$1050	Address: 5880 SW 74 Terrace S. Miami, FL 33143 Phone: 305/667-9400 Fax: 305/667-4917 Website: www.gannonintl.com Monica Labrada	Pets: Yes, 20 lbs. Extra deposit: \$400 (\$200 non-refundable) + \$15/mo Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1965	App Fee: \$75 Security Deposit: 1 month w/good credit* Length of Lease: min. 7 months; max 12 months** 24 hour security: No Distance to School: 10 min. drive

Quiet community. Call in advance. Screened patio first floor apts. *+\$150 nonrefundable redecoration fee, **7-11 mo lease add \$50/mo. Updated 2/08

Oasis Condos		South Miami	
3/2: \$1,800-\$2,100	Address: 4700 SW 67 Ave, South Miami, FL 33155 Phone: 786.877-6201 Fax: 305.397.1460 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Varies In apt. washer/dryer: Y Laundry room: No Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1979	App Fee: Varies Security Deposit: 1 month Length of Lease: 1 year Security: Gated Distance to School: 1.2 m. 5 Minutes

Contact Jonathan Mann in advance to make an appointment. Updated 3/08

Palm Plaza		South Miami	
1/1: \$870-\$880	Address 5791 SW 74 terrace Miami, FL 33143 Phone: 305/665-9931 Fax: 305/665-5662 Contact: Milo Lawson	Pets: No In apt. washer/dryer: No Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1964	App Fee: \$135 Security Deposit: \$770-\$780 Length of Lease: 7-12 months 24 hour security: No Distance to School: Short Drive

Updated 3/08

Sunwood Condos		South Miami	
2/1.5: \$1,250-\$1,550	Address: 4600 SW 67 Ave, South Miami, FL 33155 Phone: 786.877.6201 Fax: 305.423.7186 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Varies In apt. washer/dryer: Varies Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1976	App Fee: Varies Security Deposit: 1 month Length of Lease: 1 year 24 hour security: No Distance to School: 1.2 m. 5 Minutes

Short Drive to UM Law School. Condos are 2-bed/1.5 Bath, and are approximately 910 sq. ft. to 960 sq. ft. Most units have been redone and feature tile in the common areas and carpet in the bedrooms. Contact Jonathan Mann in advance to make an appointment. Updated 3/08

Valencia Condominiums		South Miami	
Studio: \$1,200+ 1/1: \$1,300 -\$1,500 2/2: \$1,800 - \$2,300 3/2: \$2,800	Address: 6001 SW 70 Street, South Miami, FL 33143 Phone: 786.877.6201 Fax: 305-397-1460 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes-Less than 40 pounds (\$300 non-refund) In apt. washer/dryer: Yes Laundry room: No Pool: Yes Furnished Apts: Yes Fitness Center: Yes Year Built: 2004	App Fee: \$100 per tenant Security Deposit: Varies depending on unit Length of Lease: 9-months or 12 months (rent is increased if under 12 months) 24 hour security: Yes Distance to School: 5 Minutes

Valencia South Miami is a new complex located only five minutes from UM Law School. Building features such amenities as a 24-hour fitness center, internet café, resort-style pool, billiards room, clubroom, meditation garden and controlled access parking garage. On site 24-hour security. Most students who live at Valencia have a car. Contact Jonathan Mann in advance for more information or to make an appointment. Updated 3/08

Villa Fontana, Brittney Villas, Sunset Manor & Shari Gardens		South Miami	
1/1: \$865-\$980 2/1: \$925-\$960 2/2: \$1025	Address: 7540 SW 59 Court, Miami, FL 33143 Phone: 305/666-1549 Fax: 305/667-9348 E-Mail: horstsh@aol.com Contact: Shirley	Pets: No In apt. washer/dryer: No Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1966	App Fee: None Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: door security Distance to School: 10-15 min walk/ 4 min. drive

Great location, very close to school. Very clean, quiet building, large one bedroom apartments mostly with balconies. Fully carpeted or tiled, modern amenities, central air and private, assigned parking. Rooftop pool and garden area. Updated 2/08

Downtown Coral Gables

Almeria Gardens	Downtown Coral Gables
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1/1: \$950-\$ 1,150 2/2: \$1200-\$2000	Address: 643 Almeria Avenue, Coral Gables, FL. 33134 Phone: (305) 443-3441 E-Mail: rentals@coralgablesrentals.com Website: http://www.coralgablesrentals.com/	Pets: Quiet Pets Only (\$ 100 Pet Fee) In apt. washer/dryer: No Laundry room: Yes Pool: No Furnished Apts: Yes Fitness Center: No Year Built: -	App Fee: None Security Deposit: 1.5 times the monthly rate for unfurnished / \$ 1,600 for furnished Length of Lease: 1 year (unfurnished) 24 hour security: No Distance to School: 3 miles
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Apartments are small one bedroom and large one bedroom plus den/office. They feature hardwood floors, high ceilings and large windows. Assigned parking is available. Updated 3/08

Catalonia Gardens		Downtown Coral Gables	
1/1: \$ 1,350	Address: 444 Valencia Ave, Coral Gables, FL 33134 Phone: (305) 443-3441 E-Mail: rentals@coralgablesrentals.com Website: http://www.coralgablesrentals.com/	Pets: Quiet Pets Only (\$ 100 Pet Fee) In apt. washer/dryer: No Laundry room: Yes Pool: No Furnished Apts: Yes Fitness Center: No Year Built: 1946	App Fee: None Security Deposit: 1.5 times the monthly rate for unfurnished / \$ 1.600 for furnished Length of Lease: 1 year (unfurnished) 24 hour security: No Distance to School: 3.3 miles

Catalonia Gardens offers one studio cottage and four one-bedroom + den apartments. Additional amenities include on-site laundry facilities and convenient parking. Updated 3/08

Douglas Grand Condo		Downtown Coral Gables	
1/1: \$1,300-1,500 2/2: \$1,600-2.100	Address: 50 Menores Ave. Coral Gables, FL 33134 Phone: 786-877-6201 Fax: 305-397-1460 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes Extra deposit: \$300 In apt. washer/dryer: Yes Laundry room: Inside Unit Pool: Yes Furnished Apts: Yes Fitness Center: Yes Year Built: 2002	App Fee: \$75 Security Deposit: 1 Month rent Move In: First and last month rent Length of Lease: 6 months or 12 months 24 hour security: Yes Distance to School: 4 miles

Douglas Grand is a 14-story building located at Douglas Road and Menores Avenue. Amenities include pool and recreation deck, state-of-the-art fitness center, concierge service, secured covered parking, on-site Publix supermarket. Unit features include balconies, spacious bedrooms with walk-in closets, well appointed baths and equipped kitchens. Please contact Jonathan Mann to make an appointment. Updated 3/08

Gables Grand Plaza		Downtown Coral Gables	
1/1: \$1,600 & up 2/1: \$1,700 & up 2/2: \$1,900 & up 3/3: \$2,500 & up	Address: 353 Aragon Avenue Coral Gables, FL 33134 Phone: 305/460-7009 Fax: 305/460-9059	Pets: Yes, up to 45 lbs. Extra deposit: \$400 pet deposit- non-refundable In apt. washer/dryer: Yes Pool: Yes Furnished Apts: No Fitness Center: Yes Year Built: 1990's	App Fee: \$50 Security Deposit: 1bdr \$1,100; 2bdr 1,200; 3bdr 1,300 Length of Lease: 7 & 12 month 24 hour security: No* Distance to School: 10 min. drive

3-11 month leases available subject to availability and additional fees. 1 assigned parking space with each unit. Additional parking space available for \$65/mo. *Entrance Code into Building Updated 3/08

Navarre Isles Apartments		Downtown Coral Gables	
Studio: \$875-\$900 2/1: \$1,200	Address: 305 Navarre Ave. Coral Gables, FL 33134 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes	App Fee: 1st month due with app Security Deposit: 2 months rent

	Website: www.perkinsproperty.com Contact: Thomas G. Perkins or Sommer Perkins-Rejda	Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1962	Length of Lease: 12 months 24 hour security: No Distance to School: 8-12 min. drive
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The Navarre Isles apartments have four studio apartments with a separate bedroom, and two 2 bedroom 1 bath apartments. All apartments have tile floors. One person in studio & 1-2 persons in 2/1. Updated 3/08

Palermo Gardens		Downtown Coral Gables	
2/1: \$ 1,600-\$2,970	Address: 934 Palermo Avenue, Coral Gables, FL 33134 Phone: (305) 443-3441 E-Mail: rentals@coralgablesrentals.com Website: http://www.coralgablesrentals.com/	Pets: Quiet Pets Only (\$ 100 Pet Fee) In apt. washer/dryer: No Laundry room: Yes Pool: No Furnished Apts: Yes Fitness Center: No Year Built: 1940	App Fee: None Security Deposit: 1.5 times the monthly rate for unfurnished / \$ 1.600 for furnished Length of Lease: 1 year (unfurnished) 24 hour security: No Distance to School: 2.4 miles

Each apartment is a spacious two-bedroom with a large den, hardwood floors and a working fireplace. Additional amenities include on-site laundry facilities and convenient parking. Updated 3/08

Palermo Isles Apartments		Downtown Coral Gables	
Studio: \$875 - \$900 1/1: With bonus room \$1,200-\$1,400	Address: 514 Palermo Avenue Coral Gables, FL 33134 Phone: 305/ 665-3636 E-Mail: sommer@perkinsproperty.com Website: www.perkinsproperty.com Contact: Thomas G. Perkins or Sommer Perkins-Rejda	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1925	App Fee: 1st month due with app Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: No Distance to School: 5-10 min.

One bedrooms have beautiful hard wood floors, French doors, ceiling fans and tiled sun rooms. The studio apartment is on the second floor and features full size bedroom with privacy along with small living room and kitchen, ideal for student use. The two bedroom is a very large 1800 square foot apartment home with open beam ceilings, fans, hard wood floors & Mexican tile, outdoor screened patio, gourmet kitchen with gas range, dishwasher, central a/c and a lovely tree top view. 2 bdrm, 1-2 persons; 1 bdrm, 1-2 persons; studio, 1 person. Updated 3/08

Phoenetia Isles Apts. I		Downtown Coral Gables	
1/1 + Den And fireplace \$1,400	Address: 233 Phoenetia Avenue Coral Gables, FL 33134 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com Website: www.perkinsproperty.com Contact: Thomas G. Perkins or Sommer Perkins-Rejda	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1953	App Fee: 1st month due with app Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: No Distance to School: 10-15 min. drive

The Phoenetia Isles I Apartments have eight 1 bedroom, 1 bathroom apartments w/ hardwood floors, tile, dishwasher, central a/c and private off street parking. Rent is refunded if tenants are not accepted by owner. One person or married couple. Updated 3/08

Phoenetia Isles Apts. II		Downtown Coral Gables	
1/1: \$1,150 - \$2,000	Address: 230 Phoenetia Avenue Coral Gables, FL 33134 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes Laundry room: Yes	App Fee: 1st month due with app Security Deposit: 2 months rent Length of Lease: 12

	Website: www.perkinsproperty.com Contact: Thomas G. Perkins	Pool: No Furnished Apts: No Fitness Center: No Year Built: 1925	months 24 hour security: No Distance to School: 10-15 min. drive
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Phoenetia Isles II has four large, beautiful 1925 Mediterranean-style 1 bedroom 1 bath with sun rooms, hardwood floors, fireplace, French doors and ambiance galore. One person or married couple. Updated: 3/08

Santander Isles Apartments		Downtown Coral Gables	
2/1: \$1,400	Address: 417 Santander Avenue Coral Gables, FL 33134 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com Website: www.perkinsproperty.com Contact: Thomas G. Perkins or Sommer Perkins-Rejda	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1945	App Fee: 1st month due with app* Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: No Distance to School: 5-10 min. drive

The Santander Isles apartments have four 2 bedroom/1 bath units with hardwood or tile floors and off-street parking located in the prestigious Biltmore section of Coral Gables. Updated 3/08

Sevilla Isles Apartments		Downtown Coral Gables	
1/1: \$1,400	Address: 439 Sevilla Avenue Coral Gables, FL 33134 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com Website: www.perkinsproperty.com Contact: Thomas G. Perkins or Sommer Perkins-Rejda	Pets: Yes, cat friendly Extra deposit: Yes, non-refundable pet fee In apt. washer/dryer: Yes Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1941	App Fee: 1st month due with app Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: tele-entry security Distance to School: 5-10 min. drive

The Sevilla Isles Apartments has eight 1 bedroom 1 bath apartments with a very special Mediterranean ambiance and character. Each apartment has hard wood floors, arch doorways, French doors, private off-street parking, and private tele-entry system with locked building entrance. One person or married couple. Updated 3/08

Terrace Isles Apartments		Downtown Coral Gables	
1/1: \$1,200	Address: 4015 SW 16 Terrace Coral Gables, FL 33134 Phone: 305/665-3636 E-Mail: sommer@perkinsproperty.com Website: www.perkinsproperty.com Contact: Thomas G. Perkins or Sommer Perkins-Rejda	Pets: No In apt. washer/dryer: Yes Laundry room: Yes Pool: No Furnished Apts: No Fitness Center: No Year Built: 1926	App Fee: 1 st month due with app Security Deposit: 2 months rent Length of Lease: 12 months 24 hour security: No Distance to School: 10-15 min. drive

Beautifully restored 1926 architecture. All apartments are 1 bedroom 1 bath, with hardwood floors with recent updating, private off-street parking and locked building entrance. One person or married couple. updated 3/08

Coral Way

Aston Condo		Coral Way	
1/1: \$1,300-1,500 2/2: \$1,600-1,800	Address: 3000 Coral Way Miami, FL 33145 Phone: 786-877-6201 Fax: 305-397-1460	Pets: Yes, lbs. Restriction Extra deposit: \$300 In apt. washer/dryer: Yes Pool: Yes	App Fee: \$100 Security Deposit: 1 Month rent Move In: First Month, Last

	E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Furnished Apts: No Fitness Center: Yes Year Built: 2003	Month, 1-Month Security Length of Lease: 12- months 24 hour security: Yes Distance to School: 4 miles
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Located on beautiful and historic Coral Way, the Aston Condo is a 16-story building with 226 luxury condo units and 18,000 of retail space. Units feature excellent city views, smart layouts and premium common areas including the lobby, fitness center, and pool area. One and two bedrooms range in size from 752 sq. ft. up to 1,210 sq. ft. Pet friendly building. Contact Jonathan Mann to make an appointment. Updated 3/08

Coral Plaza Condo		Coral Way	
1/1: \$1,300-1,500 2/2: \$1,600-2,100	Address: 3500 Coral Way Miami, FL 33145 Phone: 786-877-6201 Fax: 305-397-1460 Websites: www.coralplaza.com E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes Extra deposit: \$300 In apt. washer/dryer: Yes Laundry room: Inside Unit Pool: Yes Furnished Apts: Yes Fitness Center: Yes Year Built: 2002	App Fee: \$75 Security Deposit: 1 Month rent Move In: First, Last, 1-month security Length of Lease: 6 months or 12 months 24 hour security: Yes Distance to School: 4 miles

Units are individually owned. Please contact Jonathan Mann to make an appointment. Updated 3/08

Gables Marquis		Coral Way	
1/1: \$1,400-1,500 2/2: \$1,800-2,100	Address: 3232 Coral Way Miami, FL 33145 Phone: 786-877-6201 Fax: 305-397-1460 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes, lbs. Restriction Extra deposit: Negotiable In apt. washer/dryer: Yes Pool: Yes Furnished Apts: No Fitness Center: Yes Year Built: 2007	App Fee: \$100 Security Deposit: 1 Month rent Move In: First Month, Last Month, 1-Month Security Length of Lease: 12- months 24 hour security: Yes Distance to School: 4 miles

Located on historic Coral Way and steps away from Miracle Mile, Gables Marquis is a brand new 20-story luxury high-rise featuring contemporary 1, 2, and 3-bedroom layouts. Luxury amenities include a palazzo pool and spa, lushly landscaped pool deck, beautifully appointed club room, health and fitness center. Contact Jonathan Mann to make an appointment. Updated 3/08

Coconut Grove

The "Grove" is one of the main hangouts for UM students and tourists, with popular bars, clubs, restaurants and shopping areas. In addition to numerous large street festivals, the Grove is known for its artsy feel and acceptance of all lifestyles and forms of expression. The Grove is home to many loft apartments and townhouses. It is also very pet friendly with a number of dog parks. Some caution is advised while traveling in some surrounding areas, especially at night. Contact Jonathan Mann for more detailed Grove information.

Courtyards of the Grove		Coconut Grove	
1/1: \$1,050+ 2/2: \$1,600+	Address: 2924 Day Ave. Miami, FL 33133 Phone: 786-877-6201 Fax: 305-397-1460 Email: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes, lbs. restrictions Extra deposit: Negotiable In apt. washer/dryer: Yes Laundry room: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 2006	App Fee: \$100 Security Deposit: 1-month Length of Lease: 1-year Security: Gated Distance to School: 15 minutes

Centrally located in Coconut Grove; walk to Cocowalk and Mayfair shops, restaurants, and the active nightlife. Desirable Day Ave. location. Most units contain tile floors, washer and dryer, refrigerator, dishwasher, and microwave. Assigned and guest parking. Gated Courtyard entrance.

Grove Square Condo		Coconut Grove	
1/1: \$1,250+ (Lofts)	Address: 2801 Florida Ave. Miami, FL 33133 Phone: 786-877-6201 Fax: 305-397-1460 Email: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes, lbs. restrictions Extra deposit: Negotiable In apt. washer/dryer: Yes Pool: Yes Furnished Apts: No Fitness Center: No Year Built: 1987	App Fee: \$100 Security Deposit: 1-month Length of Lease: 1-year Security: Gated Distance to School: 15 minutes

True Loft apartments steps away from Cocowalk and Mayfair shops. Secure building, very private, washer/dryer in unit and gated garage parking. Two-story units with large open & comfortable layout.

Kendall (Dadeland Mall)

Kendall, an area developed in the late 1970's and early 1980's is primarily composed of apartment complexes, condominiums, and mid-priced family communities. Historically, Kendall's focal point has been Dadeland Mall, the second busiest shopping complex in North America. Kendall residents include many young families, professionals and students. Non rush hour commute time averages 10-20 minutes from Kendall and 20-35 minutes from West Kendall. Keep in mind that heavy traffic congestion can double these times. Kendall Drive is bordered on the East by U.S. 1 and on the West by the Florida Turnpike.

The Towers at Dadeland		Kendall	
1/1: \$1,420 2/1: \$1,675 2/2: \$1,750	Address: 8440 South Dixie Hwy. Miami, FL 33143 Phone: 305/669-4580 Fax: 305/669-5536 Website: www.thetowersofdadeland.com Contact: Silvia Simonetti	Pets: Yes* Extra deposit: Yes, \$500 In apt. washer/dryer: Yes Laundry room: No Pool: Yes, heated Furnished Apts: Yes Fitness Center: Yes Year Built: 2006	App Fee: \$40 Security Deposit: Yes -one month Length of Lease: 7-12 mo. \$150 per mo. extra; 9-mo. \$150 per mo. extra 24 hour security: Yes Distance to School: 15-20 minutes

Luxury hi-rise living; 120 channels satellite TV, \$20 per month; \$500 move-on credit. *No exotics; Gourmet coffee bar and Business Center of Internet; located within walking distance to Dadeland Station and Dadeland Mall. Pets limited to 25 lbs. updated 2/08

Brickell

Brickell Avenue, often referred to as the "Wall Street of the South," is home to Miami's international banking and business center, and has emerged as the epicenter for luxury condos. Recently completed luxury condominium projects include such buildings as: The Plaza on Brickell, 1060 Brickell, Brickell on the River, Latitude on the River, and Skyline on Brickell. Brickell is 8-10 miles from the UM Law School and a 30-minute drive to campus in the morning. Studios on Brickell range from \$1,200+, 1-bedrooms range from \$1,400+, 2-bedrooms from \$1,800+ and 3-bedrooms from \$2,500+. Contact Jonathan Mann in advance to make an appointment to view any of the Brickell properties.

Camden Brickell		Brickell	
1/1: \$1,300-\$1,800 2/2: \$1,700-\$2,100	Address: 50 SW 10 Street Suite 201 Miami, FL 33130 Phone: 305/755-9572 Fax: 305/579 5736 E-Mail: brickellc@camdenliving.com Website: www.camdenliving.com Contact: Johnny De la Espriella	Pets: Yes, cats only Extra deposit: \$500 - non-refundable In apt. washer/dryer: Yes Laundry room: Yes inside apt. Pool: Yes Furnished Apts: Yes Fitness Center: Yes Year Built: 1990's	App Fee: \$125 Security Deposit: \$750 Length of Lease: 7 or 9-15 months 24 hour security: Yes Distance to School: 15-20 min. drive

Located in the Brickell area, Camden Brickell offers contemporary architecture, classic elegance and grand style and never compromises on privacy, convenience and sophistication. For more information, please call (305) 755-9572 or visit www.camdenliving.com. Updated 2/08

The Yacht Club at Brickell			Brickell
1/1 \$1,600 & up 2/2 \$1,869 and up 3/2 \$2,659 and up	Address: 1111 Brickell Bay Drive Miami, FL 33131 Phone: 305/373-7933 Fax: 305/373-7934 Contact: Carmen Ticoi	Pets: Yes, dogs up to 50 lbs. and some breed restrictions Extra deposit: Yes, \$300-cats /\$600-dogs In apt. washer/dryer: Yes Pool: Yes Furnished Apts: Yes, through Oakwood Corp. Fitness Center: Yes Year Built: 1998	App Fee: \$95 Security Deposit: \$1,000 Length of Lease: 7 to 12 months (\$125 extra for 7 months) 24 hour security: 24-hr Courtesy Attendants Distance to School: 15-20 min. drive

24-hour business center w/ free internet access, 24-hour concierge, convenient store open 7 days a week, maid service available (additional fee), dry cleaning service available (additional fee), clubroom with pool table, big screen tv and much more! Updated 2/08

One Broadway			Brickell
Studio: \$1,295+ 1/1: \$1,750+ 2/2: \$2,150+	Address: 1451 South Miami Ave. Miami, Florida 33130 Phone: 786-877-6201 Fax: (305) 397-1460 E-Mail: jon@grovetownproperties.com Contact: Jonathan Mann	Pets: Yes, 20 lbs. restriction Extra deposit: Negotiable In apt. washer/dryer: Yes Laundry room: No Pool: Yes Furnished Apts: No Fitness Center: Yes Year Built: 2007	App Fee: \$100 Security Deposit: \$500 to 1-month Length of Lease: 3 to 12 months 24 hour security: Yes Distance to School: 30-minute drive

One Broadway Residences feature: granite countertops in kitchen and baths, complete kitchen appliance package, washer and dryer, large private terraces. Community features include: two-story lobby, 24-hour concierge/front desk, swimming pool and jacuzzi with sundeck views, fitness enter and indoor racquetball court, covered and gated parking, recreation center, entertainment room, theatre and business center. Free wireless internet in all common areas. Pet friendly. Low-move in costs if good credit. Contact Jonathan Mann in advance to make an appointment. Updated 3/08

South Beach

South Beach is the southern tip of Miami Beach and is currently one of the trendiest places in the U.S. with its mixture of clubs, restaurants, and stores catering to the night crowd. There is also a thriving visual and performing arts district where Art Deco Hotels of the 1920's and 1930's have been turned into apartments. There is a large transient population on South Beach, and while the area is charming and neighborhood "pockets" do exist, some of the neighborhoods are in transition. Unless your building includes a garage, there is *very little* street parking.

Flamingo South Beach			South Beach
Studio: \$1,100* & up 1/1: \$1,400 & up* 2/2: \$1,800 & up* 3/2: \$3,200 & up*	Address: 1504 Bay Road Miami, FL 33139 Phone: 305/535-4810 Fax: 305/535-4811 E-Mail: alexis.dimanche@aimco.com Website: www.flamingosouthbeach.com Contact: Alexis Dimanche	Pets: Yes** Extra deposit: Fee only \$600-\$800** In apt. washer/dryer: Yes Laundry room: yes Pool: Yes (2) Furnished Apts: No Fitness Center: Yes Year Built: 1996	App Fee: yes Security Deposit: yes Length of Lease: 7-12 months 24 hour security: yes Distance to School: 20-45 minutes

*All prices are subject to change. **Center Tower up to 20 pounds, town homes 75 pounds, North & South Tower up to 40 pounds. Note: this building is in the process of going condo. Updated 2/08

