
THE GEORGE
RESIDENCES
A LIFE OF INTENTION
IN A PLACE OF DISTINCTION

In Coral Gables,
a new chapter of elegance
quietly unfolds.

ARTIST'S CONCEPTUAL RENDERING

# More than a residence, it's a way of living

Thirteen townhomes that redefine Coral Gables living, where heritage and modern rhythm meet in quiet sophistication.

At the quiet crossroads of elegance and heritage, The George emerges rooted in the lush traditions of Coral Gables yet shaped by a refined modern rhythm.

“With The George, our vision was to create residences that honor Coral Gables’ architectural heritage while offering a refined modern lifestyle. It is a project rooted in legacy, designed for permanence, and shaped by craft.”

**Alirio Torrealba,**
**Founder and CEO of MG Developer**

The George's refined interiors enhance the sense of calm, creating a sanctuary where comfort meets timeless sophistication.



# Grace shaped by legacy

Coral Gables has always been a city defined by vision. Conceived by George Merrick in the 1920s as a place of Mediterranean beauty, tree-lined boulevards, and cultural permanence, the city remains one of South Florida's most coveted addresses.








Just steps from cafés, boutiques, and parks, The George embraces a truly walkable lifestyle.









# Nestled in the heart of Coral Gables, The George offers a refined retreat.



Within this setting, The George takes its place in Biltmore Square, a thoughtfully planned community that reflects the elegance and legacy of Coral Gables. Surrounded by historic landmarks, green canopies, and moments of culture, The George offers proximity to the city's finest schools, dining, and cultural institutions, all while retaining a sense of calm and residential privacy.




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# Light, Space & Craft

The residences at The George are designed with a balance of beauty and intention. Limestone façades, mahogany doors, and private courtyards blur the boundary between home and garden. Oversized windows invite natural light, while airy loggias extend living spaces outward.




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Where light, texture, and form converge, creating a residence of timeless sophistication.

## BUILDING FEATURES

- Smooth painted stucco
- Elegant limestone architectural details
- Cast stone architectural details
- Geometric metal bronze color Railing
- Flat clay roof tile
- Exterior copper lanterns
- Solid mahogany main door and window
- High-quality european windows and door La Finestra design

## RESIDENCES FEATURES

- Ceilings up to 12 feet high with abundant natural light
- Custom curved staircase with skylight and elevator accessible from garage and kitchen
- Limestone floors in loggias and courtyards, with expansive outdoor living spaces, landscaped planters, and privacy walls
- Wide bi-folding doors that integrate the courtyard with the family room and kitchen
- Summer kitchen with Wolf/Sub-Zero BBQ equipment and hood
- High-quality European windows and French doors by La Finestra, wide bi-folding patio doors, solid mahogany entry door in walnut finish, and premium interior wood doors with Omnia designer hardware
- Energy-efficient zoned air-conditioning and recirculating hot water system
- Whole-home generator and smart-ready wiring with automation for lights, music, and cameras
- Four-car garage with two electric vehicle chargers
- Soundproof wall insulation for privacy
- Dedicated drawing room / flexible space

## GOURMET KITCHEN

- Custom Italian cabinetry with complete millwork design for kitchen and back kitchen
- Marble countertops and backsplash
- Sub-Zero refrigerator and freezer, Wolf gas range with hood, microwave and warmer drawer, Asko dishwasher, Sub-Zero wine cooler, and Wolf coffee system
- Stainless steel sinks with Waterworks faucets
- Additional storage in the back kitchen

## BATHROOMS

- Natural stone floors and countertops in bathrooms, with custom Italian double vanities and Kalista sinks
- Walk-in shower and freestanding soaking tub by Kalista, Waterworks fixtures, and private water closet with Toto toilet




Foyer

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## Family Room / Kitchen

Step into the open-concept kitchen, living, and dining areas, where design meets function in perfect harmony. Sunlight streams through wide bi-folding doors, highlighting the custom Italian cabinetry, marble countertops, and premium appliances that elevate everyday living. This thoughtfully curated space balances elegance and comfort, inviting both intimate gatherings and lively entertaining, while maintaining a seamless flow that connects indoor and outdoor living.



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# Study

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## Gourmet Kitchen


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## Culinary Workroom

Two thoughtfully designed kitchens balance elegance and function. The primary kitchen blends refined craftsmanship and warm textures, Italian cabinetry, marble surfaces, and carefully integrated appliances, while the discreet back kitchen offers additional storage and workspace, ensuring every culinary moment feels effortless and beautifully composed.


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# Living / Dining Room

Warmth and texture define the interiors, where carefully chosen materials, rich woods, natural stone, and soft textiles, create a sense of comfort and refinement. Every surface and finish has been thoughtfully selected to balance elegance with inviting appeal, resulting in spaces that feel both luxurious and welcoming.

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# Terrace

A serene outdoor retreat framed by carefully designed landscaping, featuring inviting seating and a summer kitchen. Every detail enhances the sense of refined comfort, offering a space where relaxation and elegant entertaining coexist seamlessly.

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# Primary Bedroom

## The Dressing Suite

Designed with precision and elegance, the walk-in closet features clean lines, generous proportions, and thoughtfully arranged storage. Its spacious layout and minimalist design create a serene environment, where every detail reflects refined organization and effortless style.





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## Primary Bathroom

The primary bathroom is a serene sanctuary where natural stone surfaces meet impeccably crafted Italian vanities. A generous walk-in shower and a sculptural soaking tub invite quiet indulgence, while carefully selected fixtures and a discreet private water closet elevate every detail into a moment of refinement.





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# The Team that Shaped a Legacy

The George is brought to life by a team of visionaries whose expertise spans architecture, design, and craftsmanship. Every detail is considered, from timeless proportions to enduring materials, creating residences that honor Coral Gables' legacy while shaping its future with refined sophistication.




“At MG Developer, we are dedicated to shaping communities of lasting beauty and cultural resonance. The George continues that vision crafted with intention, rooted in tradition, and designed to endure as part of Coral Gables’ legacy.”

Alirio Torrealba,
Founder and CEO of MG Developer






## MG Developer

Recognized as Coral Gables’ most active developer, MG Developer, has transformed iconic parcels of land into vibrant communities coupled with art and beautifully executed architecture, bringing to life high quality residential projects with the highest standards of excellence in interior design, commodities, and luxury.



## De la Guardia Victoria Architects & Urbanists

De la Guardia Victoria Architects and Urbanists has been committed to the design of buildings and urban places inspired by history, theory and the traditional building arts since 1987. We believe it is the duty of the architect to produce an architecture which, in the words of Alberti, “gives comfort and the greatest pleasure to mankind, to individual and community alike”.





## Nina Takesh

Nina Takesh is a renowned interior designer and content creator based in Los Angeles, celebrated for her timeless aesthetic and innovative approach to design. With an MBA background, Nina seamlessly blends business acumen with her natural flair for design, crafting sophisticated spaces that captivate clients worldwide. Her fluency in multiple languages further enriches her ability to connect with an international audience.

Nina's rise to prominence began with her celebrated Beverly Hills baby boutique, Petit Tresor, which attracted a star-studded clientele. Today, she's a sought-after designer for both residential and commercial spaces and has earned a coveted spot on The Expert Top 40, solidifying her status as a leader in the design world.



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At The George, everyday living is enriched by Coral Gables' unique blend of culture, dining, and charm. From sidewalk cafés to boutique shopping and nearby parks, this is a neighborhood designed to be experienced. A place where connection and convenience meet, in the most elegant of settings.

RESTAURANT & CAFE
1 Bachour
2 Baires Grill
3 Bay 13
4 Beauty & The Butcher
5 Bouchon Bistro
6 Bulla Gastrobar
7 Caffe Abbracci
8 Caracas Bakery
9 Eating House
10 Francesco
11 Graziano's Restaurant & Market
12 Hillstone
13 La Rosa Gastrobar
14 Luca Osteria
15 Mesamar
16 Místico
17 Morton's The Steakhouse
18 Motek Coral Gables
19 Portosole
20 Salumeria 104
21 Shingo
22 Sra. Martinez
23 Talavera Cocina Mexicana
24 The Globe
25 Threefold Café
26 Tinta y Café
27 Zitz Sum
28 Zucca
29 CVI.CHE 105
30 Mika Coral Gables

CULTURAL LANDMARKS
31 Actors' Playhouse at The Miracle Theatre
32 Books & Books
33 Coral Gables Cinema
34 Coral Gables Congregational Church
35 Coral Gables Museum
36 The Biltmore Hotel
37 Venetian Pool

TRANSPORTATION
38 Miami International Airport (MIA)
39 Miami Executive Airport of Miami
40 Port Miami

SHOPPING
41 Downtown Coral Gables
42 Giralda Plaza
43 Miracle Mile
44 Shops at Merrick Park

GOLF COURSES
45 Granada Golf Course
46 Riviera Country Club
47 The Biltmore Golf Course

PARKS & GREEN SPACES
48 Balboa Plaza
49 Catalonia Dog Park
50 Fairchild Tropical Gardens
51 Matheson Hammock Park & Marina
52 Ponce Circle Park
53 Salvador Park

WELLNESS
54 Apollo Wellness
55 Equinox
56 Hydrology Wellness
57 Lifetime Gym
58 Solidcore
59 The Biltmore Spa
60 Trufusion

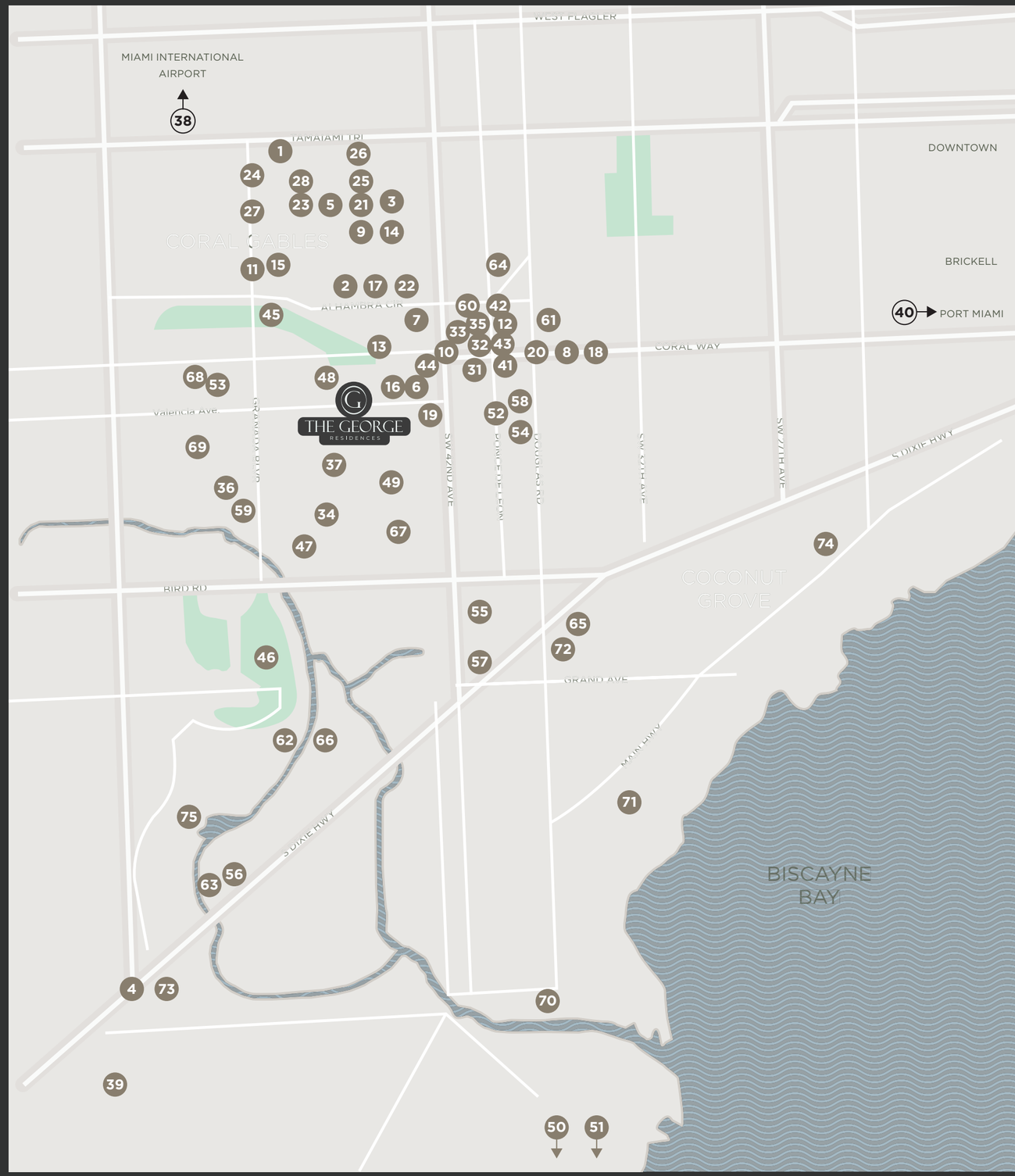
HEALTHCARE
61 Baptist Health Medical Plaza at Coral Gables
62 Baptist Health Doctors Hospital
63 The Lennar Foundation Medical Center

EDUCATION
Elementary
64 Coral Gables Preparatory Academy
65 George W. Carver Elementary School
66 Henry S. West Laboratory School
67 Somerset Gables Academy

Elementary & Middle Schools
68 Saint Philip's Episcopal School
69 Saint Theresa Catholic School
70 Saint Thomas Episcopal Parish School

Middle & High Schools
71 Carrollton School of the Sacred Heart
72 George Washington Carver Middle School
73 International Studies Preparatory Academy
74 Ransom Everglades School

Higher Education
75 University of Miami



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