

CLIPPER ON THE BAY

REDEVELOPMENT SALE & GLOBAL CAPITAL MARKETING PROPOSAL

880 NE 69TH ST, MIAMI, FL 33138

Prepared by Vision Realty of Miami

ONE WATERFRONT OPPORTUNITY. ONE COORDINATED MARKET STORY.

149

UNITS

3.3

APPROX. ACRES

1

COORDINATED STORY

Clipper on the Bay is a waterfront condominium community in Miami's Biscayne Bay corridor. The opportunity is not to market individual residences in isolation; it is to present a unified redevelopment narrative that sophisticated developers and capital partners can underwrite.

Vision Realty proposes to organize, package, and expose the collective opportunity to qualified decision-makers capable of unlocking its highest potential.



LOCAL RELATIONSHIPS. MARKET REACH. OWNER-ALIGNED EXECUTION.

23+

YEARS SERVING

20+

SOUTH FLORIDA AGENTS

14

ACTIVE LISTINGS

Vision Realty of Miami has served its community for more than 23 years, backed by a network of 20+ agents across Miami and South Florida.

The firm brings live MLS access, Florida-wide listing reach, luxury inventory currently marketed above \$3 million, and a published record of \$1M+ sales. Vision already represents Clipper on the Bay Unit 6R, creating a direct working connection to the property.



A DISCIPLINED PROCESS DESIGNED TO CREATE LEVERAGE.

- 01 Align owners behind a clear value thesis and a single communication framework.
- 02 Assemble diligence: zoning, land use, title, association, physical condition, utilities, environmental, survey, and comparable-sale inputs.
- 03 Produce an institutional-grade confidential offering package, executive teaser, buyer qualification form, and secure data room.
- 04 Build a screened buyer universe spanning developers, multifamily groups, family offices, land investors, institutional capital, and qualified international buyers.



A PROVEN PARTNER

A TRACK RECORD BUILT IN SOUTH FLORIDA.

22

YEARS OF EXPERIENCE

20+

SOUTH FLORIDA AGENTS

\$1M+

SALES SHOWCASED

For 22 years, Vision Realty of Miami has helped owners and buyers navigate meaningful real estate decisions with informed guidance, local knowledge, and a disciplined approach to execution.

To review Vision Realty of Miami's 22-year track record, visit Visionrealtyusa.com.



CREATE QUALIFIED DEMAND. PROTECT CONFIDENTIALITY. COMPARE REAL OPTIONS.

DAYS 1-15 Owner protocol, engagement structure, readiness diligence, positioning, and target buyer list.

DAYS 16-30 Complete materials, validate the data room, and pre-market with selected principals and advisors.

DAYS 31-60 Launch to screened targets, manage NDAs, arrange senior-level briefings, and conduct qualified tours.

DAYS 61-90 Manage diligence, call for offers, run best-and-final negotiations, and deliver an owner-ready recommendation.

CONTACT

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