

OCTOBER 26–28 | MIAMI
FALL MEETING

October 2026

MIAMI

BEYOND THE MEETING

A CURATED GUIDE TO MIAMI'S NEIGHBORHOODS

ANF

DISCOVER MIAMI

On behalf of ANF, welcome to Miami and the 2026 ULI Fall Meeting.

There has never been a more exciting time to be in South Florida. Across Miami-Dade, Broward, and Palm Beach counties, our region continues to experience remarkable growth, investment, and innovation. New neighborhoods are emerging, infrastructure is evolving, and transformative projects are reshaping our communities while creating opportunities for residents, businesses, and visitors alike.

What makes Miami truly special is not just its growth, but its energy. It is a place where global influences, entrepreneurial spirit, and diverse cultures come together to create one of the world's most dynamic real estate markets.

During your time here, we invite you to explore all that Miami has to offer. This guide, carefully curated by ANF and our local ULI Members, showcases some of Miami's best. From iconic destinations, local favorites, and hidden gems to skyline-defining developments and emerging districts, these selections showcase the remarkable growth transforming South Florida and point to where it's headed next.

We hope you have a productive and memorable Fall Meeting.
The ANF Team

ANF



Photo courtesy of Eileen Escarda

THANK YOU

To the 2026 ULI Fall Meeting Host Committee members and everyone who helped make this guide possible.

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Coral Gables
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Virginia Key
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South Miami
Key Biscayne
DADELAND
Pinecrest

POSTCARD 01

GREETINGS FROM

MIAMI BEACH

Known for its white-sand beaches, iconic architecture, and lively atmosphere, Miami Beach blends coastal character with dining, nightlife, cultural attractions, and hospitality destinations.



Tap map to explore recommendations in Google Maps.



Food & Drinks

5. **The Setai:** Enjoy oceanfront dining at Jaya, Japón, and Ocean Grill, three acclaimed restaurants offering South Asian, Japanese, and Mediterranean-inspired cuisine.
6. **Faena:** Explore restaurants including Los Fuegos and Pao, along with public art, live entertainment, and the iconic Faena District along Collins Avenue.
7. **Baia Beach Club:** This bayside destination offers waterfront dining,marina views, and excellent sunset views.

Projects

1. **The Ritz-Carlton Residences:** Luxury branded residences expand the iconic Ritz-Carlton property in South Beach.
2. **72 Park:** A new mixed-use residential development introducing luxury condos to North Beach.
3. **Delano:** The restoration of a Miami Beach landmark reimagines a historic hospitality destination.
4. **Aman Hotel and Residences:** Currently under construction, this luxury hotel and residential development is anchored by the restoration of the historic Versailles Hotel.

Noteworthy

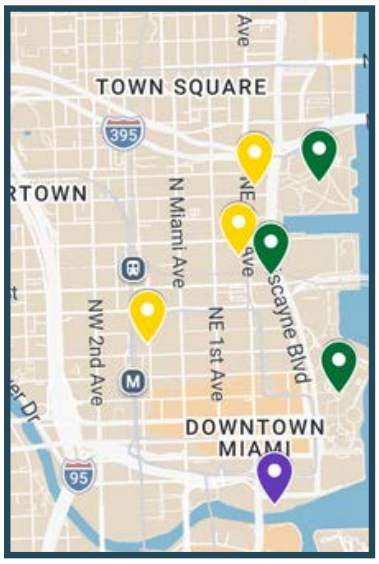
8. **South of Fifth:** A waterfront neighborhood known for luxury towers, dining, and bay views.
9. **South Pointe Park:** A waterfront park with walking paths, public art, and skyline views.
10. **The Bass Museum:** A contemporary art museum housed in a restored Art Deco landmark.
11. **Canopy Park:** A climate-resilient public space featuring native landscapes, public art, and stormwater infrastructure.

POSTCARD 02

GREETINGS FROM

DOWNTOWN MIAMI

Downtown Miami is the historic and civic heart of the city, where office towers, cultural venues, and residential high-rises line Biscayne Bay. Connected by transit and continuing to evolve, it has become a hub for business, entertainment, and urban living.



Tap map to explore recommendations in Google Maps.



Projects

1. **Miami Worldcenter:** One of the largest mixed-use developments in the country, Miami Worldcenter is redefining Downtown with new residences, hotels, retail, entertainment, and public spaces spread across several blocks.
2. **Brightline Miami Central Station:** More than a train station, Brightline has become a catalyst for Downtown's growth, bringing regional connectivity and new energy to the city's urban core.
3. **1000 Museum:** Designed by the late Zaha Hadid, this striking residential tower is known for its sculptural exoskeleton and stands as one of Miami's most recognizable architectural landmarks.

Food & Drinks

4. **Rosetta Bakery:** Stop in for coffee, fresh pastries, or made-to-order paninis at this popular Italian bakery in the heart of Downtown.
5. **Zuma:** Set along the Miami River, Zuma pairs waterfront dining with Japanese dishes designed for sharing, making it a favorite for both lunch and dinner.
6. **Klaw:** Housed in the historic Miami Women's Club building, Klaw serves seafood and steaks with views of Biscayne Bay from its rooftop terrace.

Noteworthy

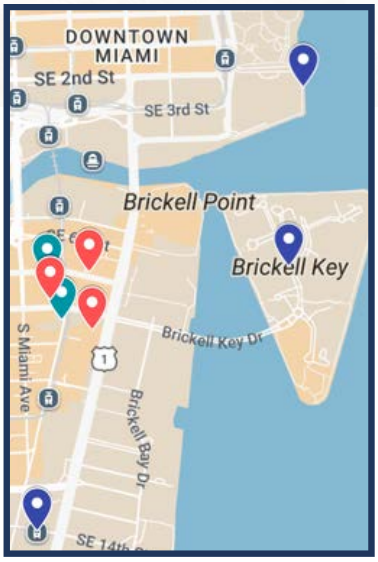
7. **Museum Park (PAMM + Frost Science):** Spend an afternoon exploring contemporary art at PAMM, hands-on exhibits at Frost Science, or simply enjoying bay views from the museum grounds.
8. **Freedom Tower:** Originally built in 1925 as the headquarters of *The Miami News*, the Freedom Tower later served as a reception center for Cuban refugees arriving in Miami and remains an important part of the city's history.
9. **Miami Riverwalk:** This waterfront promenade connects restaurants, public spaces, and views of the historic Miami River as it winds through Brickell and Downtown.

POSTCARD 03

GREETINGS FROM

BRICKELL

Home to Miami's financial district, Brickell is defined by soaring office towers, luxury residences, and mixed-use developments along Biscayne Bay. Walkable and transit-connected, it has become a hub for business, dining, and urban living.



Tap map to explore recommendations in Google Maps.



Food & Drinks

5. **Amazonico:** This multilevel restaurant and lounge offers Latin American–inspired cuisine, live music, and an energetic dining experience.
6. **Sugar Rooftop:** Located atop EAST Miami, Sugar offers skyline views, craft cocktails, and a rooftop garden overlooking Brickell and Biscayne Bay.
7. **B Bistro + Bakery:** This neighborhood favorite in the heart of Brickell serves coffee, fresh pastries, breakfast, and lunch in a casual café setting.

Projects

1. **Brickell City Centre:** A mixed-use destination featuring shopping, dining, office space, residential towers, and the signature Climate Ribbon canopy.
2. **830 Brickell:** A Class A+ office tower attracting major financial and technology tenants.
3. **Mandarin Oriental Hotel & Residences:** Under construction, this luxury hotel and residential redevelopment is transforming Brickell Key.
4. **Citadel Headquarters:** Under construction, Citadel's future headquarters will add a major office tower to Brickell's waterfront.

Noteworthy

8. **Brickell Avenue Financial District:** Miami's business hub, home to major banks, law firms, and corporate offices.
9. **Brickell Key:** A waterfront island known for bay views, a scenic walking path, and a quieter residential setting.
10. **The Underline Backyard and River Room:** Community gathering spaces along The Underline featuring trails, events, and public amenities.
11. **1401 Brickell by Santander:** Under construction, this 1.04 million-square-foot Class AA office tower is becoming a prominent addition to Brickell's skyline.

POSTCARD 04

GREETINGS FROM

CORAL GABLES

Known for its Mediterranean Revival architecture, tree-lined streets, and walkable urban center, Coral Gables blends historic character with shopping, dining, and cultural destinations.



Tap map to explore recommendations in Google Maps.



Food & Drinks

4. **Daniel's Steakhouse:** A neighborhood favorite for classic steakhouse fare, Daniel's is a popular gathering spot within Downtown Coral Gables.

5. **Pasión del Cielo Coffee:** Visitors can sample a wide range of regional roasts, brewing styles, and coffee beans sourced from around the world.

6. **My Cousin Nick:** This local favorite, steps from Downtown Coral Gables, serves gyros and other Greek specialties.

Projects

1. **The Plaza Coral Gables:** This mixed-use destination features office space, residences, hospitality, dining, and retail within Downtown Coral Gables.

2. **The Village at Coral Gables:** Inspired by traditional European villages, this development introduces courtyards, paseos, and Mediterranean architecture to create a highly walkable residential environment.

3. **The Avenue Coral Gables:** This mixed-use project added new residential, retail, and hospitality uses along one of Coral Gables's primary commercial corridors.

Noteworthy

7. **Miracle Mile:** The centerpiece of Downtown Coral Gables boasts a recent streetscape transformation with widened sidewalks, improved landscaping, and a more pedestrian-oriented urban experience.

8. **Biltmore Hotel:** Tour the iconic Biltmore Hotel, known for its Mediterranean Revival architecture, championship golf course, and historic grounds.

9. **University of Miami:** A major cultural and economic driver for Coral Gables, the University of Miami brings together academics, research, athletics, arts, and community programming on one of South Florida's most influential campuses.

POSTCARD 05

GREETINGS FROM

COCONUT GROVE

Nestled along Biscayne Bay, Coconut Grove is known for its lush tree canopy, waterfront parks, marinas, and village-like atmosphere that has attracted artists, entrepreneurs, and residents for generations.



Tap map to explore recommendations in Google Maps.



Food & Drinks

4 **Emissary:** This café is a favorite among locals for specialty coffee, matcha, and a bright atmosphere just steps from CocoWalk.

5 **Atchana's Homegrown Thai:** This neighborhood staple serves authentic Thai dishes and is known for its welcoming atmosphere.

6 **Level 6 Rooftop:** Enjoy rooftop views of the Grove's tree canopy and Biscayne Bay while exploring Mediterranean-inspired cocktails and small plates.

Projects

1 **Vita at Grove Isle:** Set on a private island in Biscayne Bay, Vita offers a rare opportunity to experience waterfront living within one of Coconut Grove's most secluded settings.

2 **Grove Central Residences:** Anchoring the entrance to Coconut Grove, this mixed-use development combines residences, retail, and transit in a project that has helped reshape the neighborhood's urban core.

3 **Mr. C Residences:** Inspired by European hospitality, this waterfront residential development blends luxury living with the tropical character of Coconut Grove.

● *Orange dots indicate recommendations from ULI SEFL/Carribean's IE Committee.*

Noteworthy

7 **Cocowalk:** This longtime gathering place in Coconut Grove features restaurants, shops, offices, and outdoor plazas that reflect the neighborhood's village-like character.

8 **Mayfair:** Designed by architect Kenneth Treister, Mayfair is known for its cascading gardens, winding walkways, and architecture that feels distinctly different from the rest of Miami.

9 **Vizcaya Museum and Gardens:** Built in 1916, Vizcaya combines Italian Renaissance-inspired architecture with bayfront gardens. It offers a window into Miami's early history and the stories of the Bahamian and Black communities that helped shape the region.

POSTCARD 06

GREETINGS FROM

DESIGN DISTRICT

Once an industrial neighborhood, the Miami Design District has evolved into a destination for architecture, contemporary art, luxury retail, and design-forward dining, all within a highly walkable urban environment.



Tap map to explore recommendations in Google Maps.



Food & Drinks

4 **COTE Miami:** Enjoy an interactive take on Korean barbecue at Miami's first Michelin-starred steakhouse.

5 **Mother Wolf:** Created by acclaimed chef Evan Funke, Mother Wolf brings the flavors of Rome to Miami with handmade pastas and a beautiful dining room.

6 **Michael's Genuine Food & Drink:** This longtime Design District favorite serves seasonal cuisine in a relaxed indoor/outdoor setting.

Projects

1 **The Moore:** Originally built in 1921, The Moore is best known for its soaring atrium and Zaha Hadid's *Elastika*, a suspended sculptural installation that has become one of the Design District's recognizable landmarks.

2 **Palm Court:** The center of the Design District's luxury retail scene, Palm Court brings together flagship boutiques, public art, and architecture by renowned designers in a uniquely curated outdoor setting.

3 **Paradise Plaza:** Designed by Foster + Partners, Paradise Plaza serves as the District's civic living room, hosting everything from public events and art installations to everyday gatherings beneath its signature glass canopy.

Noteworthy

7 **Institute of Contemporary Art:** One of Miami's leading contemporary art museums, ICA offers free admission and rotating exhibitions featuring some of today's most influential artists.

8 **Buckminster Fuller's Fly's Eye Dome:** This rare geodesic structure was designed by visionary inventor Buckminster Fuller and stands as a testament to innovation, experimentation, and forward-thinking design.

9 **Design District Public Art Collection:** Large-scale sculptures, installations, and commissioned works are woven throughout the neighborhood, transforming a stroll through the District into an open-air gallery.

POSTCARD 07

GREETINGS FROM

WYNWOOD

Once a warehouse district, Wynwood has transformed into a hub for art, culture, and innovation. Known for its iconic murals, galleries, creative businesses, and adaptive reuse projects, it remains one of Miami's most dynamic destinations.



Tap map to explore recommendations in Google Maps.



Food & Drinks

4 **KYU Miami:** Known for its wood-fired cooking, KYU serves a menu of smoked meats, seasonal vegetables, and Asian-inspired dishes.

5 **Doya:** This Mediterranean restaurant is centered on meze-style dining, with shareable plates, seafood, and grilled specialties inspired by the Aegean coast.

6 **Panther Coffee:** One of Miami's best-known coffee roasters serves expertly sourced and roasted coffee from its flagship Wynwood café.

Projects

1 **Carnegie Mellon University Miami Campus:** Planned for 2028, this 35-acre campus will bring Carnegie Mellon's renowned robotics, AI, and engineering programs to Wynwood.

2 **Nomad Residences:** The globally recognized NoMad hospitality brand's presence in Wynwood features residences that blend luxury living and creative design.

3 **The Gateway:** This prominent mixed-use development combines offices, retail, dining, and public gathering spaces at one of Wynwood's key entrances.

Orange dots indicate recommendations from ULI SEFL/Carribean's IE Committee.

Noteworthy

7 **Wynwood Walls:** This outdoor museum featuring large-scale murals by internationally recognized artists is widely credited with transforming Wynwood into a global arts destination.

8 **Museum of Graffiti:** The world's first museum dedicated to graffiti art explores the artists, history, and cultural impact behind the movement.

9 **Wynwood Marketplace:** This open-air gathering space features local vendors, food concepts, special events, and live entertainment in the heart of the neighborhood.

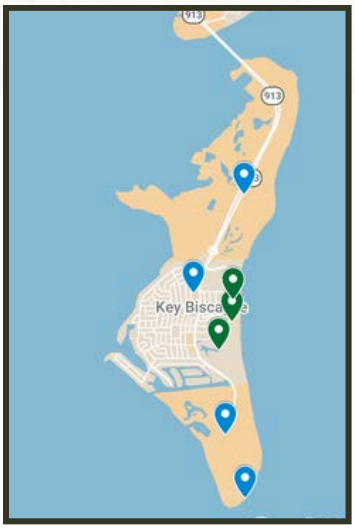
POSTCARD 08

GREETINGS FROM

KEY BISCAYNE

A short drive from downtown, Key Biscayne is Miami's island retreat. With sandy beaches, lush parks, waterfront trails, and sweeping bay views, it's the perfect place to experience the area's natural beauty and outdoor lifestyle.





Tap map to explore recommendations in Google Maps.

Projects

1. **The Ritz-Carlton Key Biscayne:** One of South Florida's most established luxury resorts, the Ritz-Carlton demonstrates how hospitality, amenities, and beachfront design can create a destination that has remained relevant for decades.

2. **Oceana Key Biscayne:** This luxury oceanfront community pairs contemporary architecture with expansive open space, public art, and direct beach access in one of Miami's most exclusive residential markets.

3. **The Ocean Club:** This defining Key Biscayne residential development is known for its resort-style planning, lush grounds, and enduring appeal among luxury buyers.

Food & Drinks

4. **Rusty Pelican Miami:** Enjoy fresh seafood and handcrafted cocktails alongside panoramic views of Biscayne Bay and the Miami skyline.

5. **Gramps Getaway:** Gather by the marina for tropical drinks, casual bites, and live music in an easygoing waterfront setting.

6. **Fulano Miami:** This lively neighborhood favorite pairs Mexican-inspired dishes and creative cocktails with a fun, energetic atmosphere.

Noteworthy

7. **Bill Baggs Cape Florida State Park:** Escape to one of Florida's most beloved state parks, where scenic beaches, nature trails, and waterfront views showcase the island's natural beauty.

8. **Cape Florida Lighthouse:** Built in 1825, this historic lighthouse remains one of Miami-Dade County's most iconic landmarks and offers sweeping views of Biscayne Bay and the Atlantic.

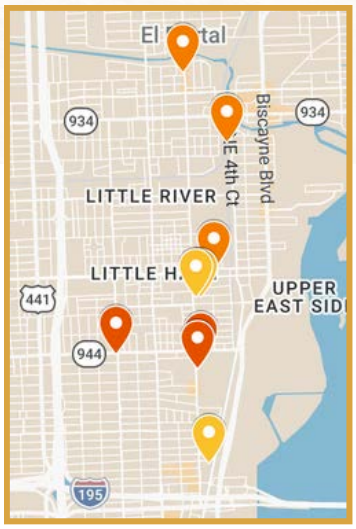
9. **Crandon Park:** Known for its calm waters, palm-lined shoreline, and outdoor recreation, Crandon Park is a favorite spot for experiencing Key Biscayne's relaxed coastal lifestyle.

POSTCARD 09

GREETINGS FROM

LITTLE HAITI

Rooted in Haitian culture and Caribbean heritage, Little Haiti and Little River blend cultural landmarks, local businesses, and creative energy. The area has become one of Miami's most vibrant destinations for art, food, and community.



Tap map to explore recommendations in Google Maps.



Projects

1. **Magic City Innovation District:** This ambitious mixed-use redevelopment transformed more than 17 acres into a new neighborhood featuring housing, office space, retail, public gathering areas, and cultural programming.

2. **The Citadel:** A former industrial warehouse was reimagined as a multilevel food hall and community destination, showcasing the power of adaptive reuse and neighborhood placemaking.

3. **Miami Ironside:** A creative campus built from repurposed shipping containers and industrial buildings blends design, retail, dining, art, and office space in a uniquely curated environment.

Food & Drinks

4. **Chef Creole Seasoned Kitchen:** This longtime local favorite serves authentic Haitian and Caribbean dishes, from fresh seafood to traditional griot.

5. **Boia De:** Tucked into an unassuming storefront, Boia De draws visitors for its inventive pasta dishes, creative small plates, and intimate atmosphere that has helped put Little River on Miami's culinary map.

6. **Walrus Rodeo:** Enjoy open-fire cooking, inventive shareable plates, and creative cocktails at this lively Little River gathering spot.

Noteworthy

7. **Little Haiti Cultural Complex:** The cultural heart of the neighborhood features Haitian art, music, dance, and community events that celebrate the area's rich heritage.

8. **Caribbean Marketplace:** Inspired by Haiti's famed Iron Market, this colorful landmark serves as a gathering place for local vendors, artists, and cultural programming.

9. **Haitian Heritage Museum:** Explore exhibitions and programs that highlight Haitian history, culture, and the community's lasting influence on Miami.

POSTCARD 10

GREETINGS FROM

LITTLE HAVANA

Centered around iconic Calle Ocho, Little Havana celebrates the culture, traditions, and entrepreneurial spirit that helped shape Miami. Lively cafés, music venues, and longtime businesses make it one of the city's most vibrant cultural districts.





Tap map to explore recommendations in Google Maps.

Projects

1. **Calle Ocho:** The cultural and commercial heart of Little Havana, Calle Ocho is lined with restaurants, cafes, galleries, and small businesses that continue to define the neighborhood's identity.

2. **Cubaocho Museum and Performing Arts Center:** Part museum, part performance venue, Cubaocho showcases Cuban art, music, and culture while serving as one of the neighborhood's most distinctive gathering spaces.

3. **Ball & Chain:** Originally opened in the 1930s and later restored, this iconic venue blends historic preservation, live music, and placemaking along one of Miami's most recognizable streets.

Food & Drinks

4. **Domino Park:** One of Little Havana's most beloved landmarks, locals gather at Domino Park daily for domino games, conversation, and community.

5. **Calle Ocho Walk of Fame:** Take a stroll along Little Havana's version of the Hollywood Walk of Fame, honoring influential Cuban and Latin American artists, musicians, and cultural figures.

6. **Cuban Memorial Boulevard:** This significant cultural landmark commemorates Cuba's history and the contributions of Miami's Cuban-American community.

Noteworthy

7. **Versailles Restaurant:** Known as the world's most famous Cuban restaurant, Versailles is a Little Havana institution serving Cuban classics, strong cafecito, and its legendary Cuban sandwich.

8. **Café La Trova:** Created by Julio Cabrera and Michelle Bernstein, Café La Trova brings the spirit of old Havana to Little Havana with live music, expertly crafted cocktails, and a vibrant atmosphere.

9. **Palma:** Tucked away in the heart of Little Havana, Palma combines a lush courtyard setting with creative Latin-inspired dishes and craft cocktails.

Orange dots indicate recommendations from ULI SEFL/Carribean's IE Committee.

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