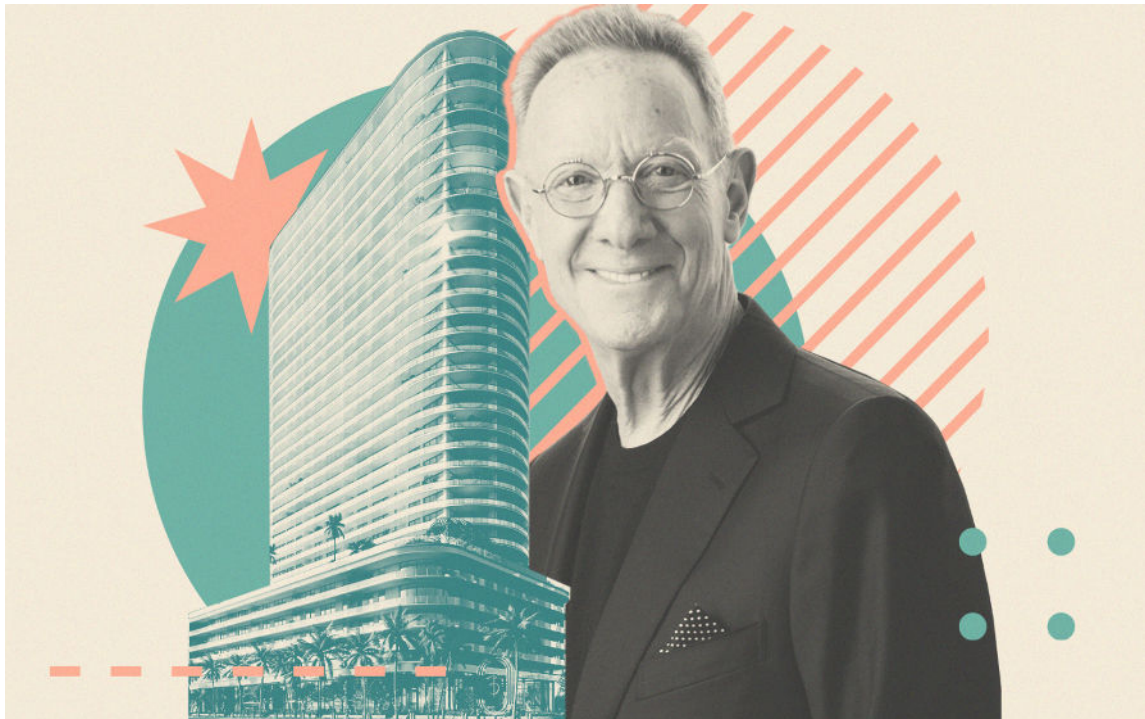


December 1, 2023

Eichner, Turkish partner launch sales of Continuum tower in North Bay Village

Unit prices start at just under \$1M for 198-unit bayfront development



Continuum Company's Ian Bruce Eichner with rendering of 1755 79th Street Causeway (Levy PR, Getty)

By Katherine Kallergis

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Developer Ian Bruce Eichner is launching sales of his second Continuum condo development in South Florida, a nearly 200-unit tower in North Bay Village.

Eichner's Continuum Company is partnering with Aksoy Holding, a Turkish conglomerate with holdings in oil, gas, hospitality and real estate, on the luxury condo building planned for 1755 79th Street Causeway. The firms are 50-50 partners, Eichner said.



Continuum Club & Residences, a 32-story, 198-unit building on the north side of North Bay Village, will mark the latest Continuum development for Eichner in South Florida, after completing the two-tower Continuum in Miami Beach more than two decades ago. Eichner's firm paid \$35 million for the 1.4-acre North Bay Village site in February.

The project is one of a handful of new developments planned in North Bay Village.

Unit prices at the Continuum start at just under \$1 million, and the units will range from one- to four-bedroom condos and penthouses sized between 800 square feet and 4,000 square feet, according to a press release.



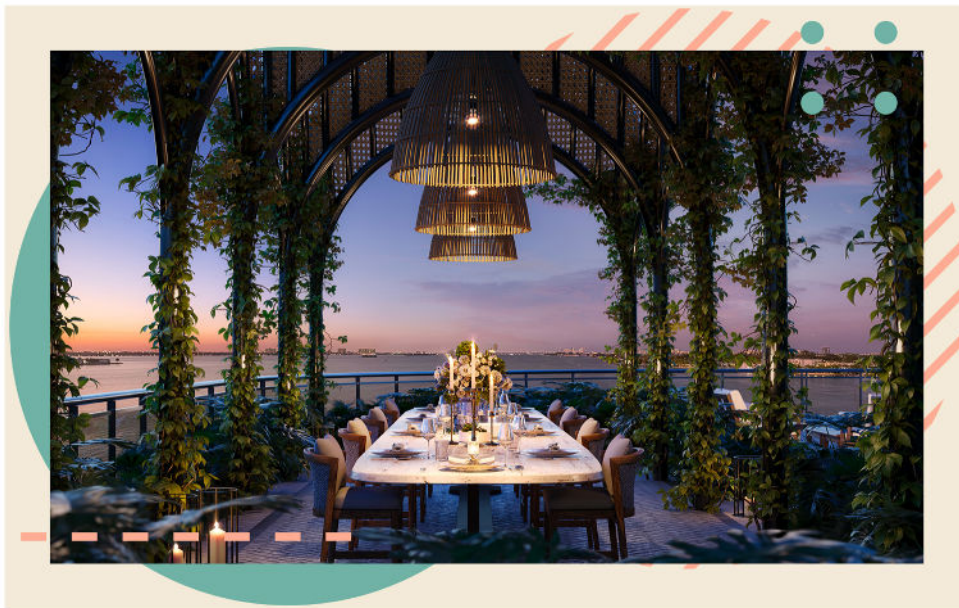
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Douglas Elliman is leading sales and marketing, and broker Phil Gutman, who previously worked for Elliman, is an adviser to the developer.

Eichner said he has known Erdal Aksoy, founder and chairperson of Aksoy Holding, for more than 20 years. Aksoy was one of the first buyers at the Continuum in Miami Beach, and he approached Eichner about investing in a project about five years ago, Eichner said. Aksoy developed the Ritz-Carlton Residences in Bodrum, Turkey.

Eichner said he expects to sell the North Bay Village project for about \$1,500 per square foot, blended.



He plans to begin work on the seawall in April and begin foundation work in October or November of next year. Construction could go vertical by May 2025. Based on that timeline, the building could be completed by the second quarter of 2027.

Eichner said he is coping with high construction and insurance costs by pricing it into the units.