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## Stock Development rebrands One Naples as Ritz-Carlton Residences, Naples

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NOVEMBER 2, 2022

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The **One Naples** luxury condominium redevelopment project near Vanderbilt Beach has been rebranded as The Ritz-Carlton Residences, Naples.

The branding collaboration for the Gulf Coast project in North Naples was announced Tuesday by local developer Stock Residences, the luxury condominium division of Naples-based Stock Development. The high-end project will feature a collection of 128 residences at Vanderbilt Beach Road and Gulf Shore Drive, across the street from The Ritz-Carlton, Naples beach resort. The Ritz-Carlton Residences, Naples, however, is not owned or being developed or sold by The Ritz-Carlton Hotel Co. or its affiliates. Stock Residences is using the trademarked name under a license from Ritz-Carlton.

It's the second Southwest Florida property announced this year for The Ritz-Carlton Residences. In March, London Bay development group revealed plans for **The Ritz-**

**Carlton Residences, Estero Bay** — two 22-story towers of waterfront condominiums. Sales have begun for the first tower, which is scheduled to break ground by the end of this year with 112 luxury residences starting in the \$2 millions.

Stock's redevelopment project on 6 acres in North Naples will feature a pair of 12-story buildings known as the Tower Residences, which will overlook the Gulf and Vanderbilt Lagoon. The project also includes two mid-rise buildings called the Bay Residences, an adjacent 22-slip, full-service marina and a fifth mid-rise building called the Park Residences, which will be adjacent to a private park on the footprint of the former DaRuMa Japanese Steakhouse & Sushi Lounge.

Construction for The Residences is scheduled to begin in the second quarter of 2023 with completion expected in the second quarter of 2025. Suffolk Construction is the general contractor with engineering spearheaded by J.R. Evans Engineering. The design team includes Tampa-based Curts Gaines Hall Jones Architects, interior designer Cristian Pinedo of Miami-based Susurru, and St. Petersburg-based landscape architectural firm Booth Design Group.



“This condominium project will truly redefine luxury waterfront living in Southwest Florida,” said Brian Stock, CEO of Stock Development. “Buyers in the area cannot find this level of access to such an array of top-level amenities in a singular coastal setting. Here, everyday living will be punctuated by prime beach access with an inimitable connection to nature, a full-service marina, and a private park complete with the attention to detail and legendary service of The Ritz-Carlton.”

Prices for the three-, four- and five-bedroom residences start at \$2.5 million. The luxury homes will feature expansive terraces with glass railings and impact-resistant



sliding glass doors as well as contemporary European-style kitchens and baths, Cambria quartz countertops, 10- to 12-foot ceilings, Wolf and Sub-Zero appliances, porcelain and wood floors and private elevator entrances.

The Residences' amenities and services also will include an exclusive concierge and The Vanderbilt Club, a 28,000-square-foot club with a Grand Owner's atrium and lobby lounge, private restaurant, business center and coffee lounge, state-of-the-art fitness center and a full-service spa. Features will include a kids' room, a teen room with a Formula 1 simulator, and a club lounge with a golf simulator and private theater.

The Residences will include a marina with Gulf access, a dockmaster and gas service, and a lushly landscaped park with walking trails, a putting green, a dog-walking area and covered pavilions. The 22,000 square feet of outdoor amenities will include a resort-style pool, lap pool, cabana suites and fire pits. Additional amenities for Tower Residences will include rooftops with private dining and a lounge, while the Bay Residences buildings will have a waterfront promenade to the marina, a social terrace and a rooftop pool. Of course, The Residences will have prime access to the public Vanderbilt Beach across the street.



“The Naples, Florida, market, with its unspoiled white sandy beaches and tranquil surroundings, has always been of great significance to our brand,” said Sarah Khalifa, vice president of mixed-use development for Marriott International, which has majority ownership of The Ritz-Carlton brand. “We are committed to aligning ourselves with respected and reputable entities in the industry who are like-minded in their approach to each new endeavor — devoted to tradition, excellence, ingenuity and

creating a legendary lifestyle. It was those natural synergies that led us to Stock Residences and the company's vision for this project, which is poised to be a coastal haven."

As promised, the project will include a public spot for breakfast, lunch and maybe a place to purchase picnic supplies for beachgoers, said Claudine Leger-Wetzel, Stock's vice president of sales and marketing. "There will be a public deli and cafe and William Raveis will have their real estate office on the Gulf Shore Drive side," she said. "The cafe is about 1,600 square feet approximately and we're still working through that."

Hurricane Ian delayed the announcement of the rebranding and project details, which were originally planned to be released a month ago, Leger-Wetzel said.

"With the storm and everything going on, we are meeting with our general contractor in the next two weeks to get final pricing and we are going to release pricing for all the units in January," she said. "For now, they are from \$2.5 million."

The sales office for The Ritz-Carlton Residences, Naples is in the Galleria Shoppes at Vanderbilt at 2355 Vanderbilt Beach Road, Suite 106, in North Naples.



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UVP: 31,890

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