

An Exclusive Investment Opportunity



**VUNIQUE
VACATIONS**





*The St. Regis has its butlers.
The Ritz-Carlton has its gold standard.
With Vunique, you hold the keys – literally.*

Owning with Vunique is to be part of the first curated portfolio of single-family branded residences — a hand-selected collection of custom-built luxury coastal homes, legally operated as short-term, income-producing rentals and professionally managed for an immersive, boutique-luxury experience in Southwest Florida.



You're not a guest. You're an owner. And the island knows the difference.



VUNIQUE SMART OWNERSHIP

The benefits of Vunique Smart Ownership vs. Traditional 2nd Home Ownership:

- Renting out when not in use, managed with the highest quality and care by Vunique
- Commercial grade construction design, faster turnover - fewer repairs
- Two sets of washers/dryers in each home, extra fridge by pool, Beach access, no detail left out
- Native vegetation which can survive Florida weather predicaments such as salty rain and flooding

You're not just buying a house — you're buying into a growing brand whose value will only keep rising.

700 NEW
BRANDED RESIDENCES
BY THE YEAR **2030**

OVER **160%**
GROWTH
IN THE PAST DECADE

PREMIUMS ARE
30%-50%
ON AVERAGE

MICHAEL SAUNDERS & COMPANY

Michael Saunders & Company, is an independent real estate brokerage with principal offices in Sarasota, Florida, with a network of 17 full-service real estate offices. Established in 1976, and built with strong core values as its foundation, a culture was created of relationship selling, integrity, collaboration, and trust. With more than 600 agents and 150 staff members spanning the Gulf Coast region from Bradenton to Boca Grande, Michael Saunders & Company is known as the luxury leader in southwest Florida covering Sarasota, Manatee, Charlotte, and Lee Counties with sales that topped over \$3.23 billion in 2023. Recognized among the top 15% of real estate firms in the U.S. by Real Trends 500, the company is ranked #77 in sales volume nationally in 2023.

The company's powerful affiliations - Forbes, Luxury Portfolio International, Leading Real Estate Companies of the World and Mayfair International - extend the company's reach nationally and internationally, ensuring broad exposure of sellers' properties to qualified buyers.

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Michael Saunders & Company
LICENSED REAL ESTATE BROKER



Case Study: The Lookout



VS.



VS.

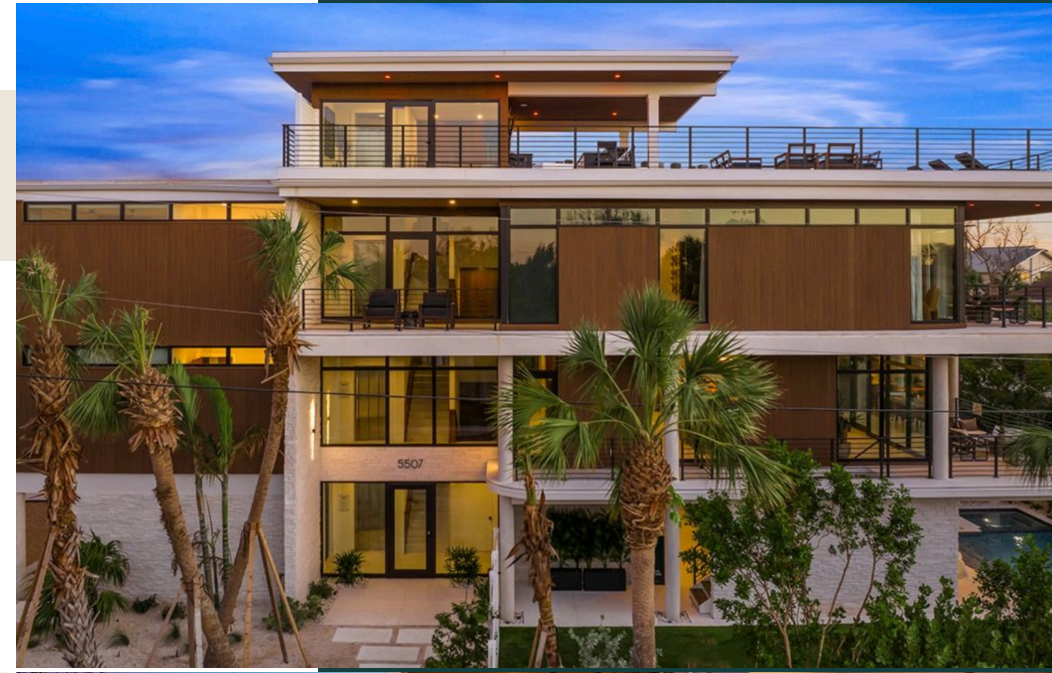


SEPTEMBER BOOKING 2025

- **Ritz-Carlton** | 7 nights — \$12,168
- **St. Regis** | 7 nights — \$16,947 (no view)
- **Vunique** | "The Lookout" | 7 nights — \$7,750 (could accommodate up to 16)

MARCH BOOKING 2026

- **Ritz-Carlton** | 7 nights — \$19,287
- **St. Regis** | 7 Nights — \$34,272 (no view)
- **Vunique** | "The Lookout" | 7 nights — \$20,336 (could accommodate up to 16)



Available Property Locations

- 6910 Midnight Pass A, Crescent Beach House, \$3,150,000
- 6910 Midnight Pass B, Point of Rocks, \$3,150,000
- 1140 Windsong A, Blue Lagoon, \$4,500,000
- 1140 Windsong B, Golden Set, \$4,500,000
- 1142 Windsong A, Siesta Springs, \$4,500,000
- 1142 Windsong B, Golden Set, \$4,500,000
- 329 Beach A, The Rooftop, \$3,950,000
- 329 Beach B, The Upper Deck, \$3,950,000
- 6525 Saba, Shaker of Salt, \$6,000,000
- 6536 Peacock, Siesta Sunsets, \$6,000,000
- 6540 Peacock, Salty Oak, \$6,000,000
- 5507 Calle Del Invierno, The Lookout, \$6,000,000
- 209 Garfield, Shore Thing, \$4,000,000
- 234 Grant, Endless Summer, \$4,450,000
- 149 Tyler, Seascape, \$4,800,000
- 155 Tyler, Ocean Breeze, \$4,800,000
- 161 Tyler, Beach Break, \$4,800,000
- 24 North Polk, The Ringling Estate, \$6,500,000



Your Next Move Starts Here
Let's Talk Confidentially Today

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LICENSED REAL ESTATE BROKER

