

## Glass House Boca Secures \$9M Financing for Downtown Luxury Development | 2027

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Developer 280 E Palmetto Park Road LLC's [Glass House Boca Raton](#), the first modern glass building in the heart of downtown Boca Raton, closed on \$9 million in early work development financing from Maxim Capital. The transaction was brokered by Arrow Real Estate Advisors, a premier real estate finance advisory firm. The nine-story residential development is slated for completion in Q2 2027.

Arrow Real Estate Advisors' Morris Betesh, founder and managing partner; Morris Dabbah, senior vice president; and Louis Halperin, associate, helped to secure the loan.

The financing provides 280 E Palmetto Park Road LLC's development team with the capital required to construct the underground parking garage, with the goal of having the project ready for vertical construction by the end of summer 2025. Glass House Boca Raton is expected to top off in Q1 2026, with full completion targeted for Q2 2027.

The 28-residence luxury development at 280 E. Palmetto Park Road is officially under construction in downtown Boca Raton. Spearheaded by Noam Ziv, CEO and partner of 280 E Palmetto Park Road, LLC, the project has broken ground and remains on track for its projected timeline.

"We are very pleased to have entered a loan agreement with Maxim Capital with the help of Arrow Real Estate Advisors for the early work development financing for Glass House Boca Raton," said Ziv. "This \$9 million loan will bolster Glass House to continue toward its many milestones. This intimate luxury residential development is certain to be a luxury icon in the heart of Boca Raton."

"The financing of Glass House showcases Arrow's commitment to providing clients with best-in-class capital markets expertise," said Betesh. "We worked closely with both the sponsor and lender to structure a tailored financing solution that ensures the development timeline stays on track and positions the project for long-term success. We're proud to play a part in bringing this exceptional project to life and are grateful to the sponsor for entrusting us with the assignment."

Featuring expansive two- to four-bedroom residences with private terraces, the project boasts full-height impact windows, smart home integration, and world-class amenities. Spanning 2,504 to 3,865 square feet, the residences at Glass House feature high ceilings, private terraces ranging from 8 to 12 feet in depth, spa-inspired primary bathrooms with dual-sink vanities, and spacious walk-in closets. The smart home-ready residences are designed with European cabinetry, man-made stone countertops, backsplashes, islands, and a state-of-the-art appliance package.

The development's 10<sup>th</sup>-level rooftop deck offers stunning ocean, Intracoastal, and golf course views and includes a premier private pool, Jacuzzi, private cabanas, an outdoor catering kitchen with a BBQ, and a fire pit lounge. Amenities on the first floor include a plunge pool, a state-of-the-art fitness center with outdoor turf lanes, a sauna and a steam room, and a residents-only Palmetto Lounge, offering demitasse and a tranquil space to meet privately.

Glass House is distinctly located less than one mile from the beach and offers easy access to the iconic The Boca Raton (formerly Boca Raton Resort & Club), by golf cart and shuttle. It is surrounded by desirable restaurants and shopping.

Glass House is offering a limited number of preferred membership opportunities to its owners for The Boca Raton, subject to availability. In addition, it offers owners a complimentary annual membership at emergency medical concierge, Sollis Health, subject to availability. Sollis Health provides owners with unlimited access to its medical centers in South Florida, New York, and California; along with 24/7 telemedicine visits, expedited specialist access, on-site advanced imaging and lab services, travel medicine, patient advocacy and routine lab work. It is the first and only emergency medical concierge service.

Glass House Boca Raton's team of local visionaries includes renowned West Palm Beach architecture and interior firm garciastromberg and general contractor Kaufman Lynn Construction.

Pricing ranges from \$2.6 million to more than \$7 million. For more information, call 561-232-2644 or visit [glasshouseboca.com](https://glasshouseboca.com). The sales gallery is located at 221 E Palmetto Park Road, Boca Raton, FL 33432. Douglas Elliman Development Marketing is the exclusive sales and marketing team for Glass House Boca Raton.

Renderings by wearevisuals

Glass House Boca Raton  
<https://glasshouseboca.com/>