Project report: JEM Private Residences

Facts as published, each with its source. Built by Kolaboro on 13 Nov 2026 from its public data. No verdicts.

In short

JEM Private Residences is listed as under construction in Miami Worldcenter, Downtown Miami, Miami, USA, by Naftali Group. The handover date on record is Q4 2027. No permit number is published. Transparency score: 20 of 100, rank 34 of 39 in Miami. Not yet reviewed by Kolaboro (added 13 Nov 2026). Last checked 12 Nov 2026.

Key facts

Developer: Naftali Group
source: https://www.condoblackbook.com/blog/may-2026-miami-new-development-and-preconstruction-condo-news

Location: Miami Worldcenter, Downtown Miami, Miami, USA
source: https://www.condoblackbook.com/blog/may-2026-miami-new-development-and-preconstruction-condo-news

Stage: under construction
source: https://www.condoblackbook.com/blog/may-2026-miami-new-development-and-preconstruction-condo-news

Handover on record: Q4 2027
source: https://www.condoblackbook.com/blog/may-2026-miami-new-development-and-preconstruction-condo-news

Permit or licence number: not published

Price from: not published

Payment plan: not published

Last checked: 12 Nov 2026

Page we read:
https://www.condoblackbook.com/blog/may-2026-miami-new-development-and-preconstruction-condo-news

Transparency checklist

Transparency score: 20 of 100. Rank 34 of 39 in Miami

[o] Developer identified by legal name: No legal company name in the pages we read

[?] Developer found in an official company register: Not checked

[o] Permit or licence number published: No permit or licence number in the pages we read

[o] Permit confirmed by a register or independent source: Not confirmed in a register by us

[x] Handover date published: Published: Q4 2027

[?] Handover date record: Not enough dated history yet

[o] Deposit protection stated: No deposit protection stated in the pages we read

[o] Address or plot location published: No precise address or plot location published

[?] Developer website health: Developer website not checked by us

[x] Official lists screened: sanctions lists: no match; regulator warning lists: no match

[o] Price published: No price in the pages we read

https://kolaboro.com/methods/transparency-score/

Changes on record

13 Nov 2026: Now tracked by Kolaboro
https://kolaboro.com/projects/jem-private-residences/

Sources

https://www.condoblackbook.com/blog/may-2026-miami-new-development-and-preconstruction-condo-news

This report is not advice and says nothing good or bad about the developer. Check each fact at its source before you pay.
The live page has the latest data: https://kolaboro.com/projects/jem-private-residences/
Free to share under CC BY 4.0, credit Kolaboro.