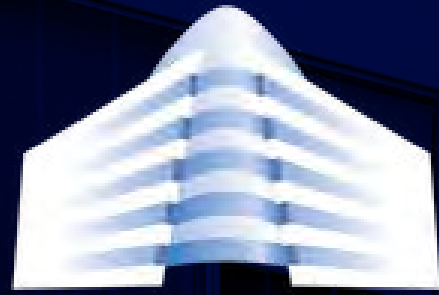


FOR LEASE // RETAIL



# THE LINCOLN

1691 MICHIGAN AVE. MIAMI BEACH, FL

**1,067 - 8,031 SF**  
RETAIL SPACE AVAILABLE  
STEPS FROM  
**LINCOLN ROAD MALL**

**1,067 SF**  
SECOND GENERATION RESTAURANT  
NEXT TO WILLIAM SONOMA

**2,384 SF**  
FORMER BEAUTY SALON SPACE  
ON JEFFERSON AVENUE



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2121 Ponce de Leon Boulevard, Suite 1250, Coral Gables, FL 33134

**Ryan Brodsky**

Associate

+1 954 695 8376

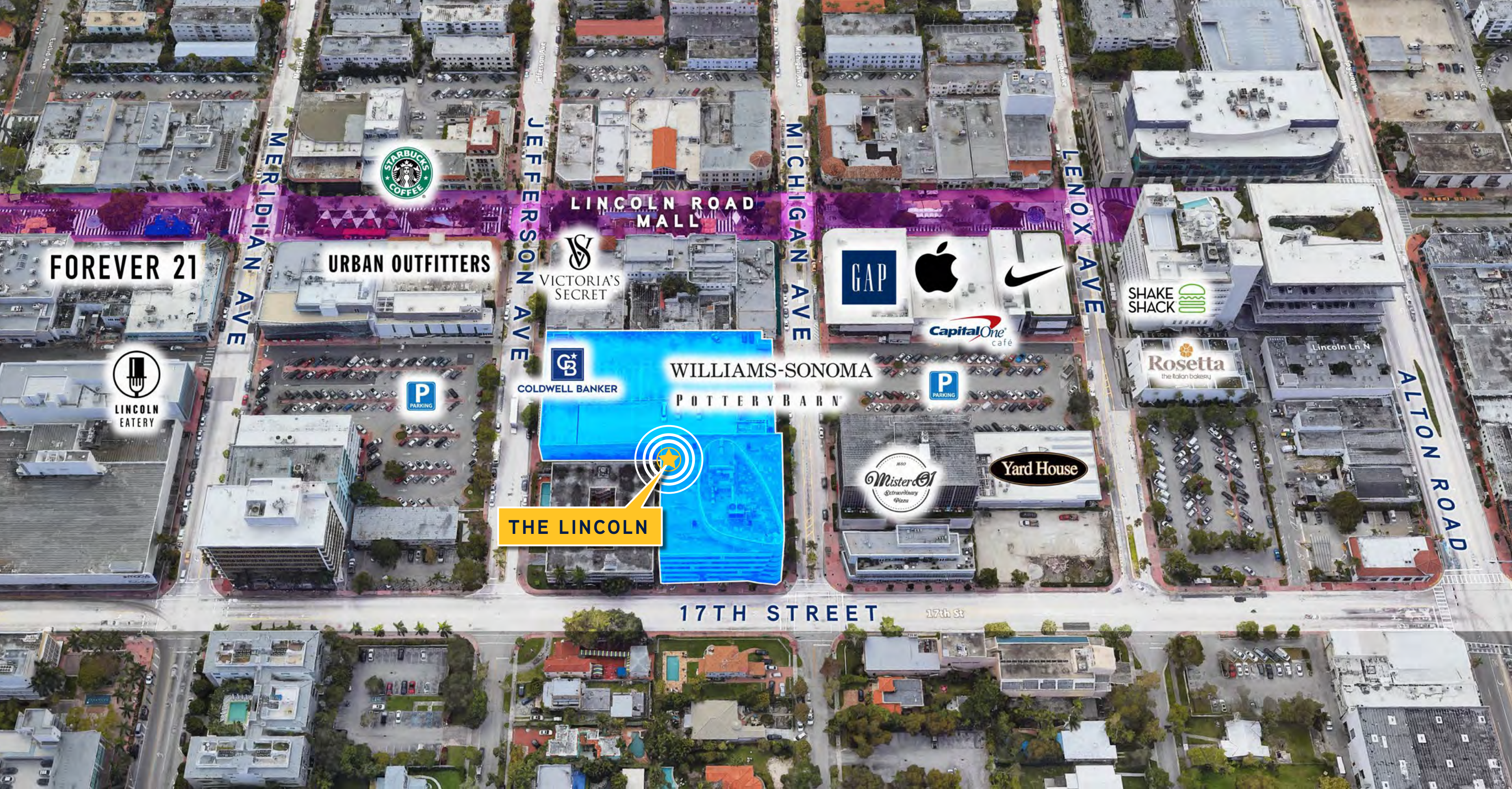
[ryan.brodsky@colliers.com](mailto:ryan.brodsky@colliers.com)

**Jonathan Carter**

Executive Managing Director

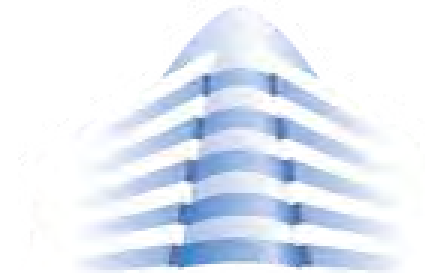
+1 786 517 4971

[jonathan.carter@colliers.com](mailto:jonathan.carter@colliers.com)



## PROPERTY HIGHLIGHTS

- 43,166 SF of street retail anchored by Pottery Barn and Williams-Sonoma
- 118,658 SF of office, at +90% occupancy
- Connected, six-level, 709-space parking garage
- Surface public parking available on both Jefferson and Michigan Avenue
- Highly visible retail location steps from Lincoln Road





## AREA HIGHLIGHTS & DEMOGRAPHICS

3 MILE RADIUS



Current Population (2020)  
**59,296**



Average Household Income (2020)  
**\$107,622**



Businesses (2020)  
**7,630**



Employee Population (2020)  
**63,618**

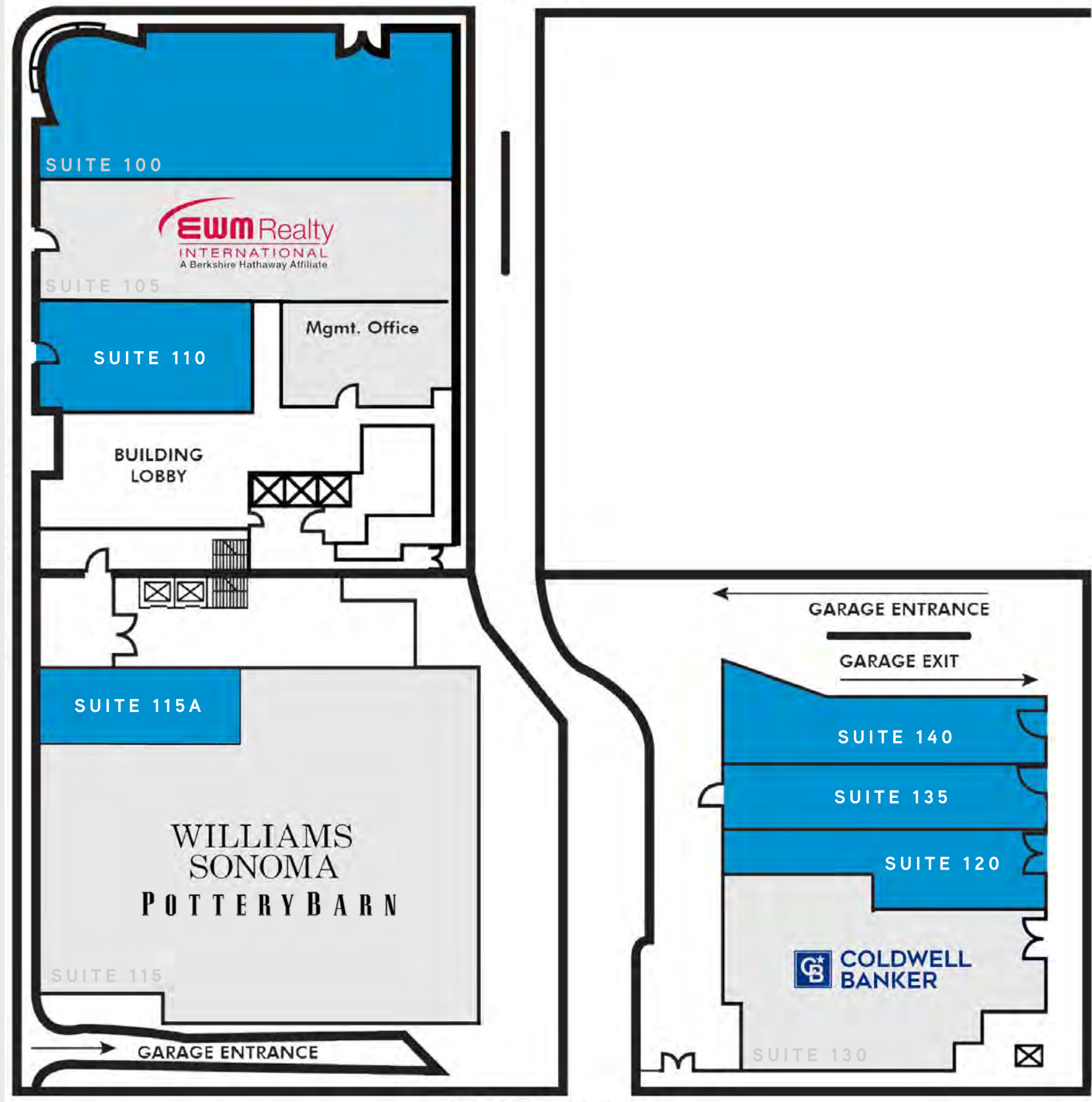


Total Visitors Lincoln Road  
**12 Million**

17TH STREET

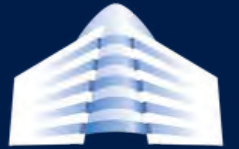
MICHIGAN AVENUE

JEFFERSON AVENUE



LINCOLN LANE

# AVAILABLE SPACE



100 **AVAILABLE**  
5,000 SF

105 EWM REALTY

110 **AVAILABLE**  
1,282 SF  **3D**  
CLICK TO VIEW

115A **AVAILABLE**  
1,067 SF  **3D**  
CLICK TO VIEW

115 WILLIAMS SONOMA

120 **AVAILABLE**  
3,777 SF  **3D**  
CLICK TO VIEW

130 COLDWELL BANKER

135 **AVAILABLE**  
1,870 SF

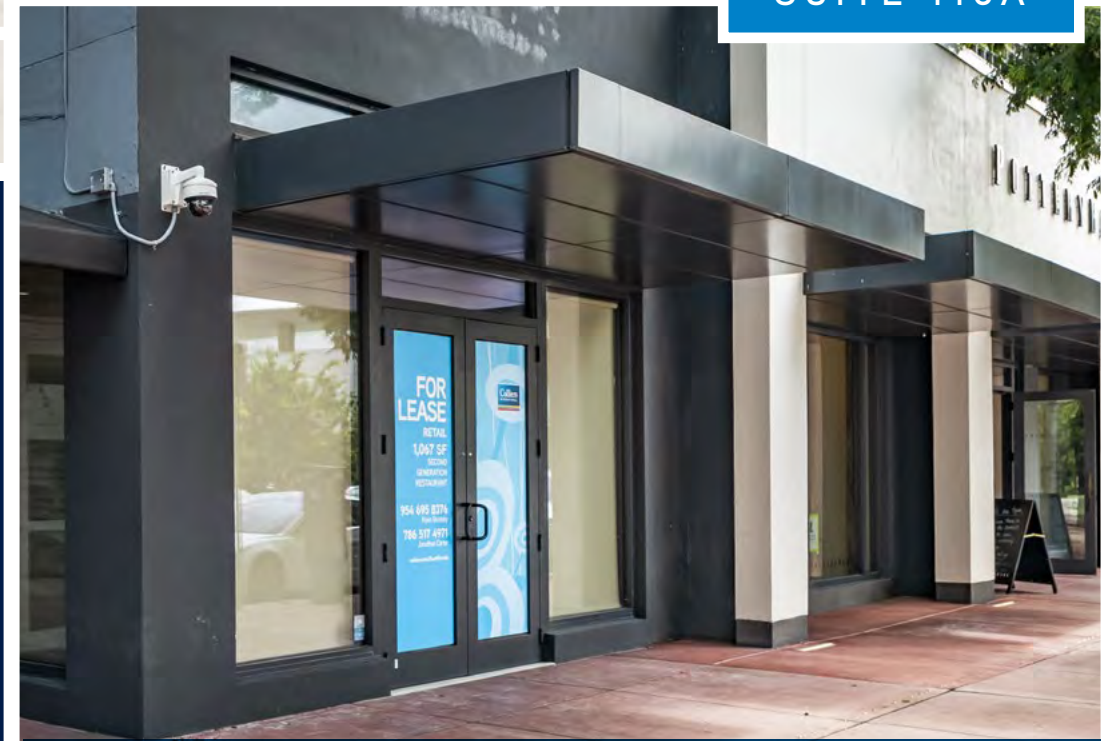
140 **AVAILABLE**  
2,384 SF  **3D**  
CLICK TO VIEW

AVAILABLE SPACE  
ON MICHIGAN AVE



SUITE 110

SUITE 115A



SECOND GENERATION RESTAURANT

AVAILABLE SPACE  
ON JEFFERSON AVE



SUITE 135

SUITE 120

SUITE 140  
FORMER BEAUTY SALON

VICTORIA'S  
SECRET

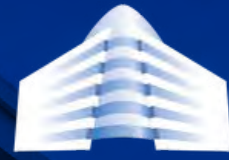
COLDWELL BANKER

LINCOLN ROAD

JEFFERSON AVENUE

SPEED  
LIMIT  
25

1,870 - 8,031 SF



# THE LINCOLN

1691 Michigan Ave. Miami Beach, FL

1,067 - 8,031 SF  
**RETAIL SPACE AVAILABLE**  
**STEPS FROM LINCOLN ROAD MALL**



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