

BLUE LAGOON SHOPPES

PREMIUM RETAIL OPPORTUNITY

FOR LEASE
1101 NW 57TH AVE
MIAMI, FL 33126



PROPERTY FEATURES

- PRICE:** CALL FOR DETAILS
- AVAILABLE:** 1,200± SF - 5,000± SF
- LAND:** 7± AC Development
- GLA:** 27,490± SF
- PARKING:** Abundant parking with 7 spaces per 1,000 SF dedicated to retail
- LOCATION:** The subject site is located on the SEC of NW 57th Ave & Blue Lagoon Dr, just south of the Palmetto Expy in Miami, FL.

GROUND BREAKING Q4 2018



BLUE LAGOON SHOPPES

AT THE SOUTHEAST CORNER OF NW 57TH AVENUE & BLUE LAGOON DRIVE WITHIN THE CENTRAL NORTHWESTERN AREA OF UNINCORPORATED MIAMI DADE COUNTY, FL. THE SITE IS SITUATED WITHIN HALF A MILE FROM MIAMI INTERNATIONAL AIRPORT AND 200 YARDS SOUTH OF THE PALMETTO EXPRESSWAY.

FOR MORE INFORMATION:

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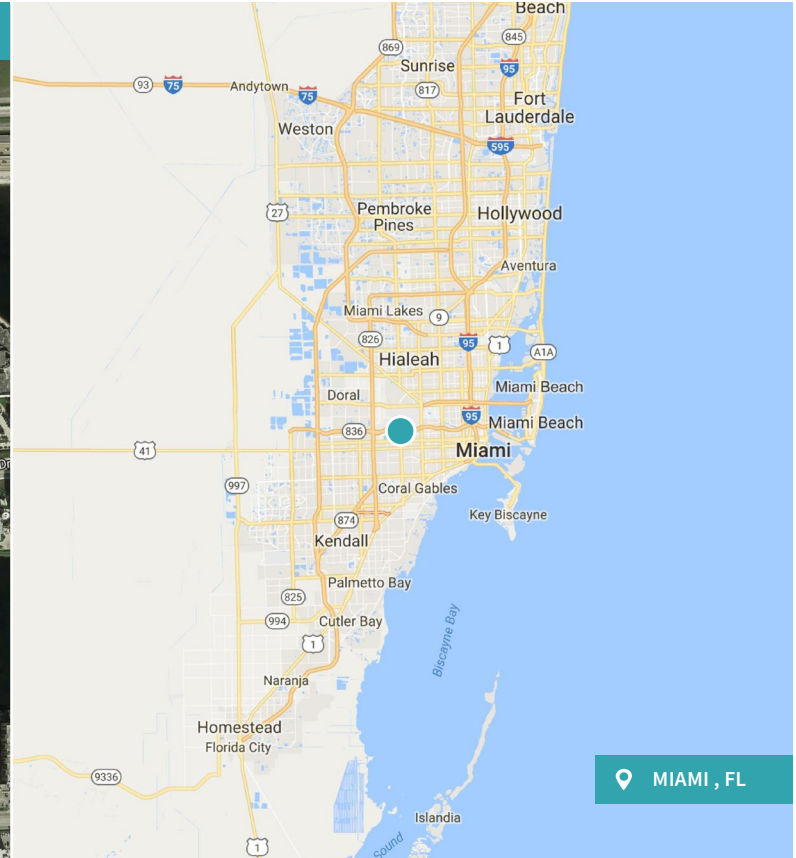
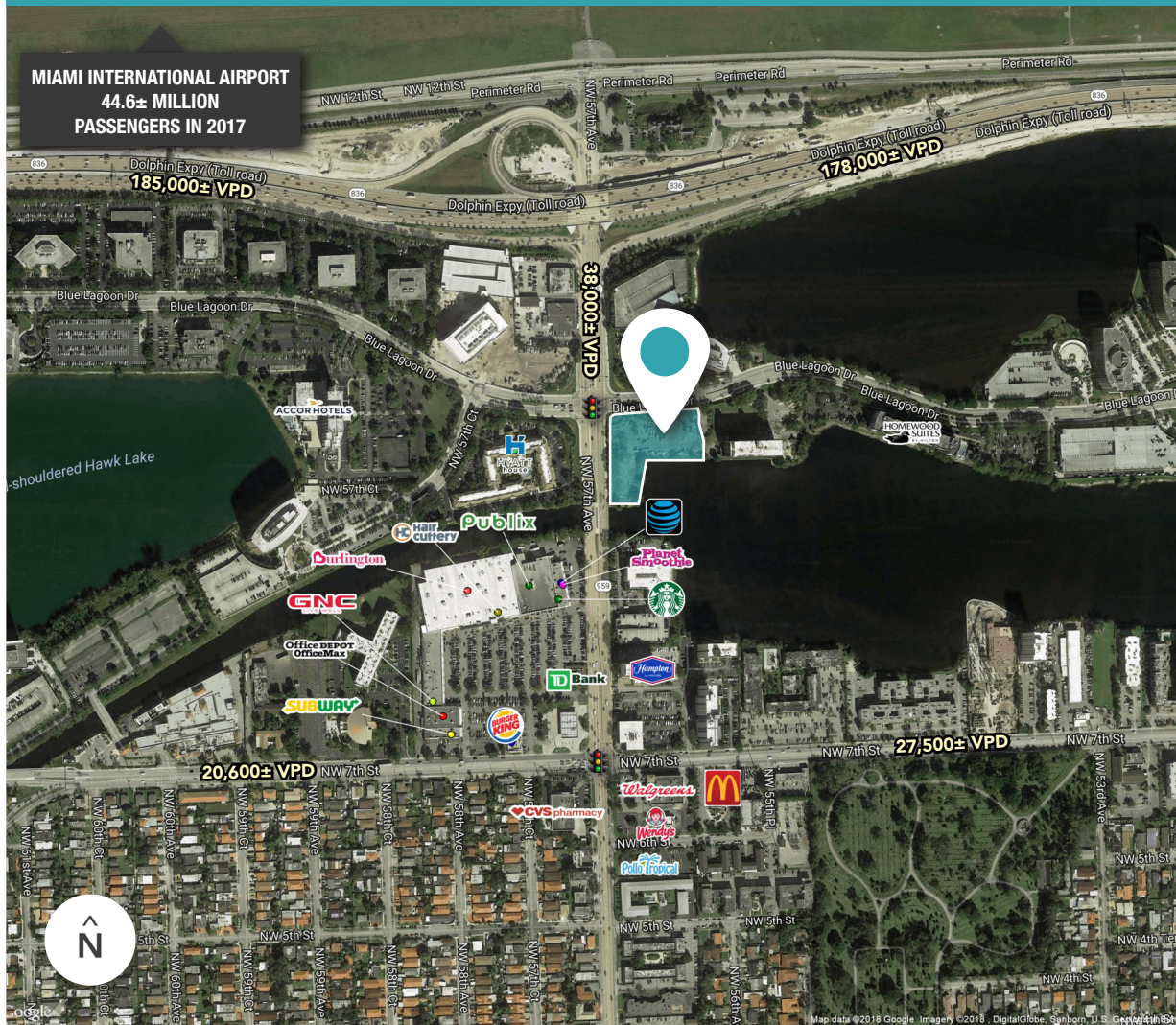


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WITHIN ONE MILE: 1,653,678 SF OFFICE SPACE & 8 HOTELS WITH 1,675 HOTEL ROOMS



| 2018 DEMOS | 1 MILE | 2 MILE | 3 MILE | 5 MILE |
|--------------------------|----------|----------|----------|----------|
| EST. POPULATION: | 21,630 | 74,449 | 186,161 | 600,884 |
| EST. EMPLOYMENT DENSITY: | 16,430 | 44,551 | 142,615 | 398,701 |
| AVG. H.H. INCOME: | \$47,934 | \$60,687 | \$64,341 | \$60,380 |

FOR MORE INFORMATION:

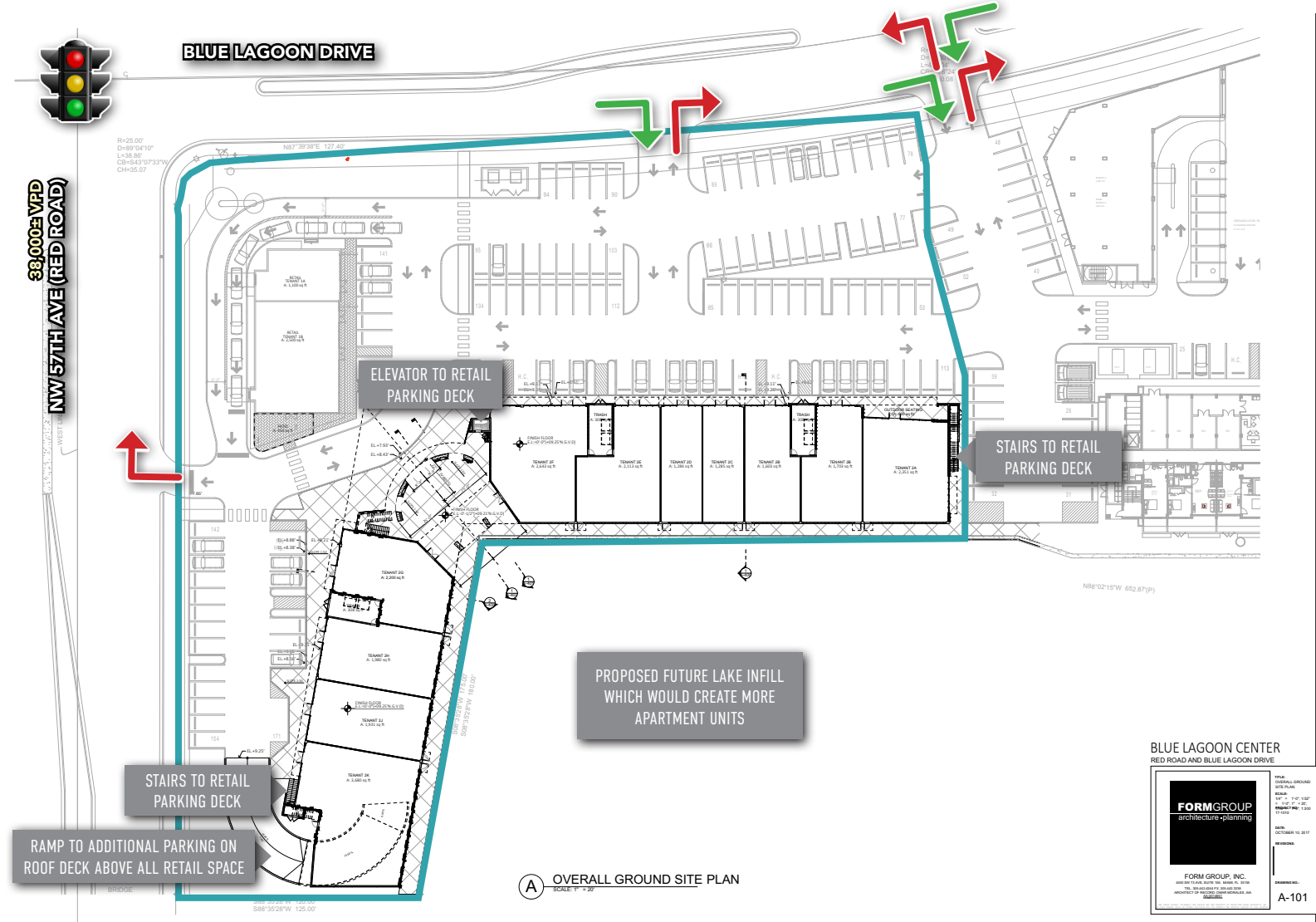
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