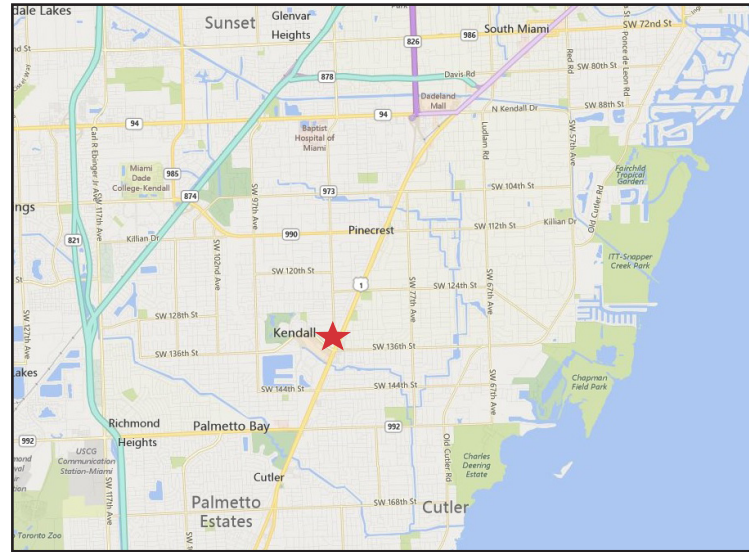




Prado Shopping Center NWC US1 and SW 136 Street Miami, Florida 33176

Property Features:

- Rent \$40-\$42 PSF NNN
- Directly across from the upscale Falls Mall, anchored by Bloomingdales and Macy's
- Abundant parking
- Join the following tenants: TJ-Maxx, Pier1 Imports, Red Lobster, Samurai, Sprint, Sally Beauty Supply and Peters of London



Demographics

	1 Mile	3 Miles	5 Miles
POPULATION	11,622	100,919	270,062
AVE. HH INCOME	\$126,606	\$127,744	\$107,321
TRAFFIC COUNT			
SW 136 th STREET -	34,560 vehicles per day		
SW US 1 -	93,223 vehicles per day		

Prado Shopping Center

Availabilities:

- 3,650 SF
- 1,600 SF
- 1,600 SF

