

FOR LEASE

- Retail/Restaurant
- Power Corner
- Huge Pedestrian Traffic

351

LINCOLN ROAD
Miami Beach, FL



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Up to 5,700 SF
Retail / Restaurant Space

Highlights

- Up to 5,700 SF of restaurant/retail space on the busiest corner in Miami Beach at Lincoln Road & Washington Avenue
- Recently renovated, the building features glass walls and double-height ceilings
- Located close to major attractions including the beach, 3 blocks away, and the Miami Beach Convention Center, just 2 blocks away, which welcomes more than 600,000 visitors annually
- Neighboring retail includes CVS, 7-Eleven, Starbucks, TD Bank, Bank of America, McDonalds & Zara
- [View an aerial overview here](#)

The Area

Miami-Dade welcomes over 23 million people to the area each year, of which:

- Miami Beach is the most visited neighborhood in Miami by tourists, attracting 57% of all international visitors and 42% of all domestic visitors.
- Lincoln Road is the most popular attraction drawing 36% of all international visitors and 19% of all domestic visitors.

The Property

At the corner of Lincoln Road and Washington Avenue, the entrance to the iconic pedestrian only promenade, the property receives record-high foot and car traffic, positioning it for immense sales volumes. The 10-block promenade of shopping and dining in the heart of South Beach features more than 200 national retailers, designer brands, boutiques, art galleries, restaurants and sidewalk cafes.

The Future

Lincoln Road will be undertaking a unique transformation that will embrace its rich culture and diversity. Improvements include additional seating, spaces for art installations and a refreshed pavement design that will convert the road into an immersive and multi-faceted destination through art, design, music, gastronomy, culture and fashion.

Key Demographics

1 Mile



Current Population
(2019)
29,733



Daytime Population
(2019)
30,711



Average Household Income
(2019)
\$83,338



Projected Average Household Income
(2024)
\$97,945

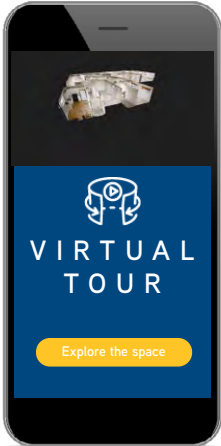
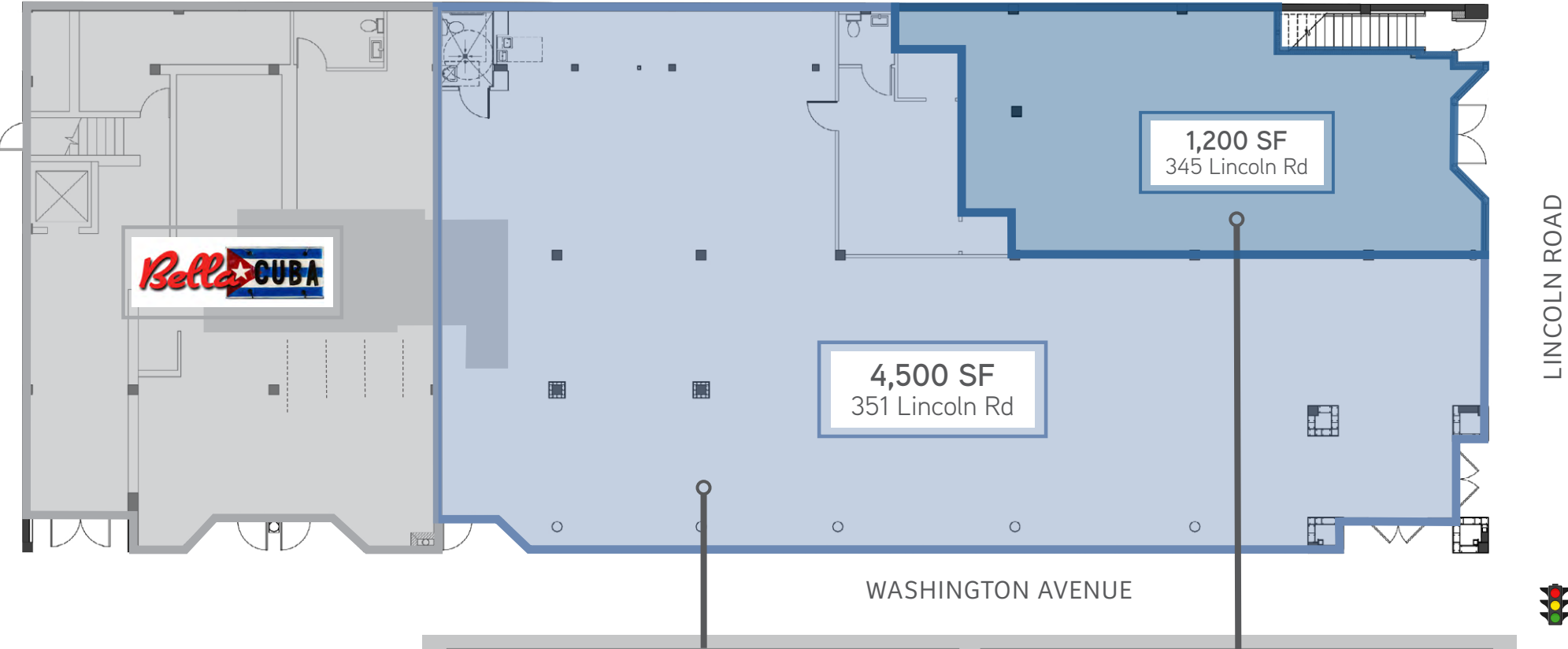


Median Home Value
(2019)
\$398,945



Median Age
(2019)
39.4

Site Plan



(Click Above)

351 Lincoln Rd
4,500 SF



345 Lincoln Rd
1,200 SF





4,500 SF

1,200 SF



351 Lincoln Road

4,500 SF



345 Lincoln Road



1,200 SF

**FOR
LEASE**

Retail
1,200 - 5,700 SF
Subdivisible

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