

FOR LEASE
742 - 2,519 SF

119 Plaza

805 NW 119 Street
Miami, FL



Juan P. Restrepo



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ASSET MANAGEMENT

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CURRENT



PLANNED RENOVATIONS



AVAILABILITIES

- » 742 Up To 1,670 SF end-cap space available
- » 830 Up To 2,519 SF space available

PROPERTY HIGHLIGHTS

- » Property is one block away from SR-441 and I-95.
- » Frontage on NW 119th St (Gratigny Parkway) which is a major East-West commuter road connecting Palmetto Expressway and I-95.
- » Extensive façade renovations planned
- » 700 new homes being constructed by Lennar 1.5 miles away on 119th St.

TRAFFIC COUNTS

- » 35,000 AADT on NW 119th St
- » 29,000 AADT on NW 7th Ave

DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Population	24,493	191,804	468,961
Households	6,930	64,811	161,504
Average HH Income	\$69,094	\$68,984	\$70,618
Daytime Population	18,288	167,108	441,713

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SUITE	TENANT	S. F.
201	Lou Foundation (Potentially Available)	677
202	The Brown Law Group (Potentially Available)	772
204	Ermsy Enterprises (Potentially Available)	677
205	Powell Book Keeping	1,226
206	AVAILABLE	742
805-807	Wing Stop	1,802
809	The Community Health & Empowerment Network, Inc	892
811	AVAILABLE	892
813	Alpharm Pharmacy	892
815-819	AVAILABLE	2,519
821	AVAILABLE	830
823	USA Home Health Care	892
825-827	Bijon Restaurant and Cafeteria, Inc	1,985
829	Brite	735
831	Barbershop	892
833	AVAILABLE	892
839-835	AVAILABLE	1,788
837	Lively Stones for Jesus Ministries, Inc	925
843	Fatima Medical Center of North Miami	1,093
845	AVAILABLE	1,670

TOTAL 38 UNITS **21,753**



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