

FREESTANDING RETAIL PROPERTY ON LARGE LOT FRONTING NW 47 AVE

16800 NW 47TH AVENUE, MIAMI GARDENS, FL 33055

CONFIDENTIAL OFFERING MEMORANDUM



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FREESTANDING BUILDING FOR SALE OR LEASE

16800 NW 47TH AVENUE, MIAMI GARDENS, FL 33055



OFFERING SUMMARY

Sale Price:	N/A
Lease Rate Per SF:	\$5,500/MO NN
Cap Rate:	5.76%
NOI:	\$72,000
Lot Size:	18,435 SF
Year Built:	1962
Building Size:	2,694 SF
Renovated:	2022
Zoning:	6100/ Commercial Niighborhood
Traffic Count:	NW 47th Avenue: +/- 16,782 Palmetto Expressway: +/- 154,500

PROPERTY OVERVIEW

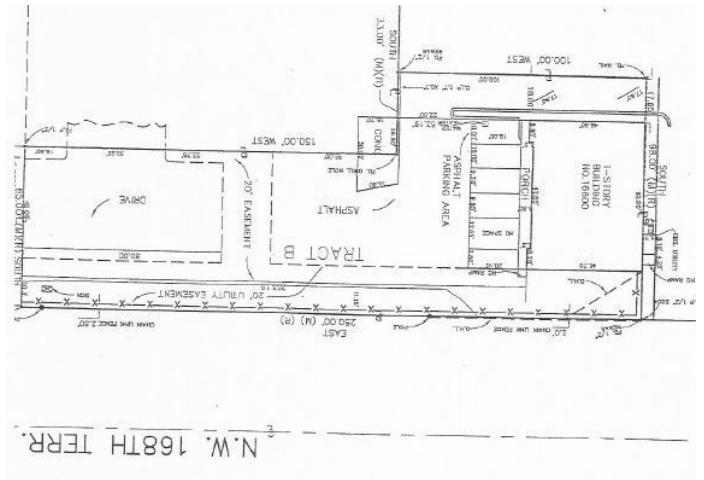
Freestanding/Commercial Retail property adjacent to SR 826 available for Sale or Lease

PROPERTY HIGHLIGHTS

- Ideal for many uses including:
- Convenient Store
- Check Cashing
- Therapy Center
- Auto/Motorcycle Dealership
- Meat Market
- Recently Renovated

ADDITIONAL PHOTOS

16800 NW 47TH AVENUE, MIAMI GARDENS, FL 33055



LOCATION MAPS

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