

For Sale



194 NW 187th Street
Miami Gardens, FL 33169

JLL South Florida is pleased to exclusively offer for sale this freestanding office building in Miami Gardens, FL. Formerly the home to a host of local radio stations, this property is an excellent opportunity to be utilized as-is for audio/video production and broadcast, music studios or repurposed for a different use. The current zoning allows for a variety of commercial uses, select recreation and entertainment uses, mixed residential and commercial uses, select public and institutional uses, and places of assembly.

Located just north of the Golden Glades interchange connecting I-95, the Florida Turnpike, 441 and the 826, this property boasts great accessibility and ease of travel to all parts of South Florida. The City of Miami Gardens is a solid working and middle class community of unique diversity and the home to Hard Rock Stadium, St. Thomas University, Florida Memorial University and Calder Race Track. The city is bordered by Broward County to the north, North Miami Beach to the east and Opa-Locka to the south.

For more information, contact:

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Freestanding Office Building

Miami Gardens, FL



General overall property highlights

Address	194 NW 187th Street, Miami Gardens, FL 33169
Location	NE Corner of NW 87th St & 1st Ave
Folio #	34-2101-000-0112
Land size	57,286 SF (1.32 acres), m/l
Building Size	13,684 SF, m/l
Built	1985
Current Zoning	PCD - Planned Corridor Development (Miami Gardens), Located in Enterprise Zone
Primary Land use	1813 Office Building - Multistory Office Building
Parking	47 spaces, gated
Flood Zone	X
Real Estate Taxes	\$49,050.57 (2018)
Asking Price	\$2,150,000



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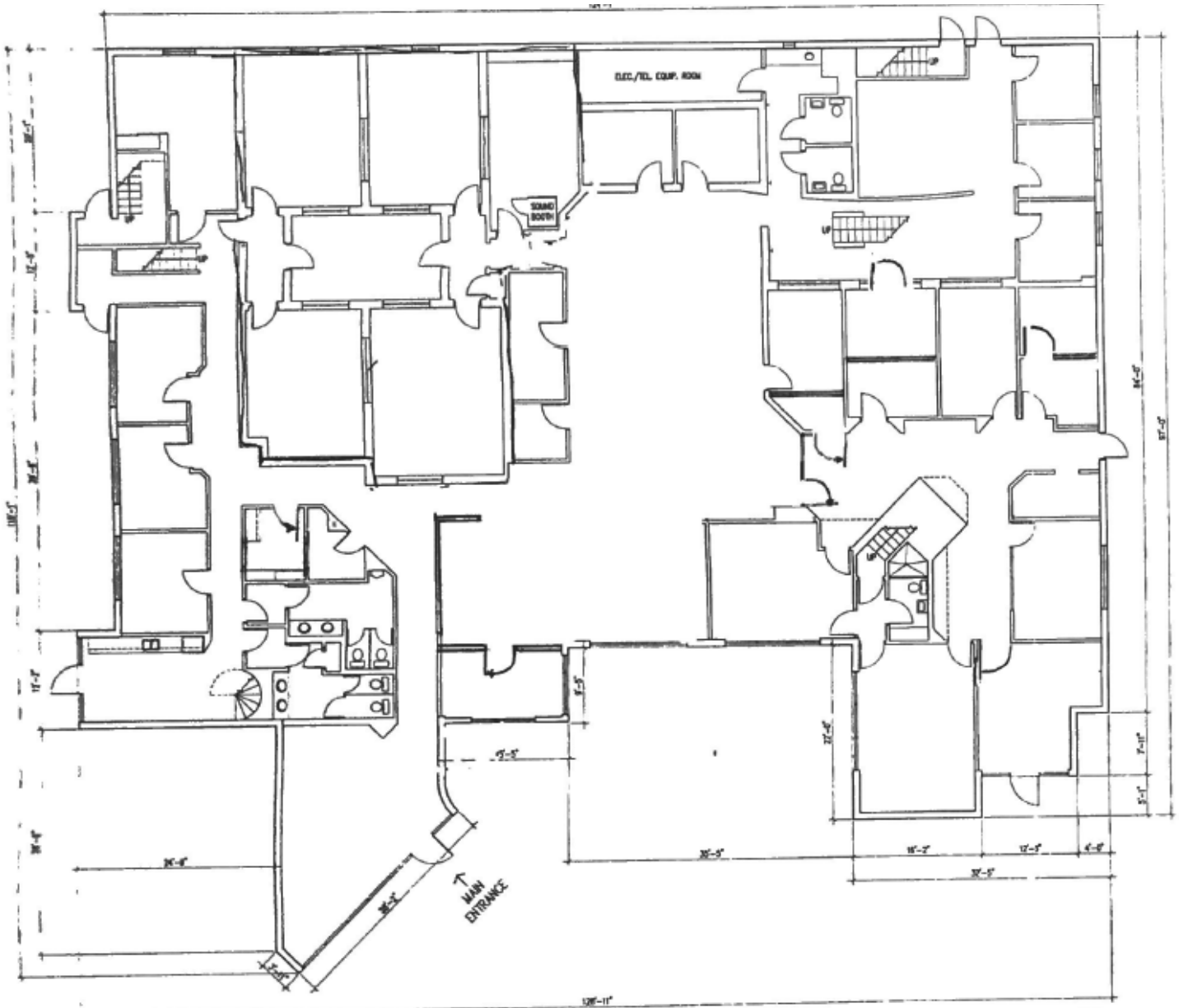
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📍 Floor Plan | 1st Floor

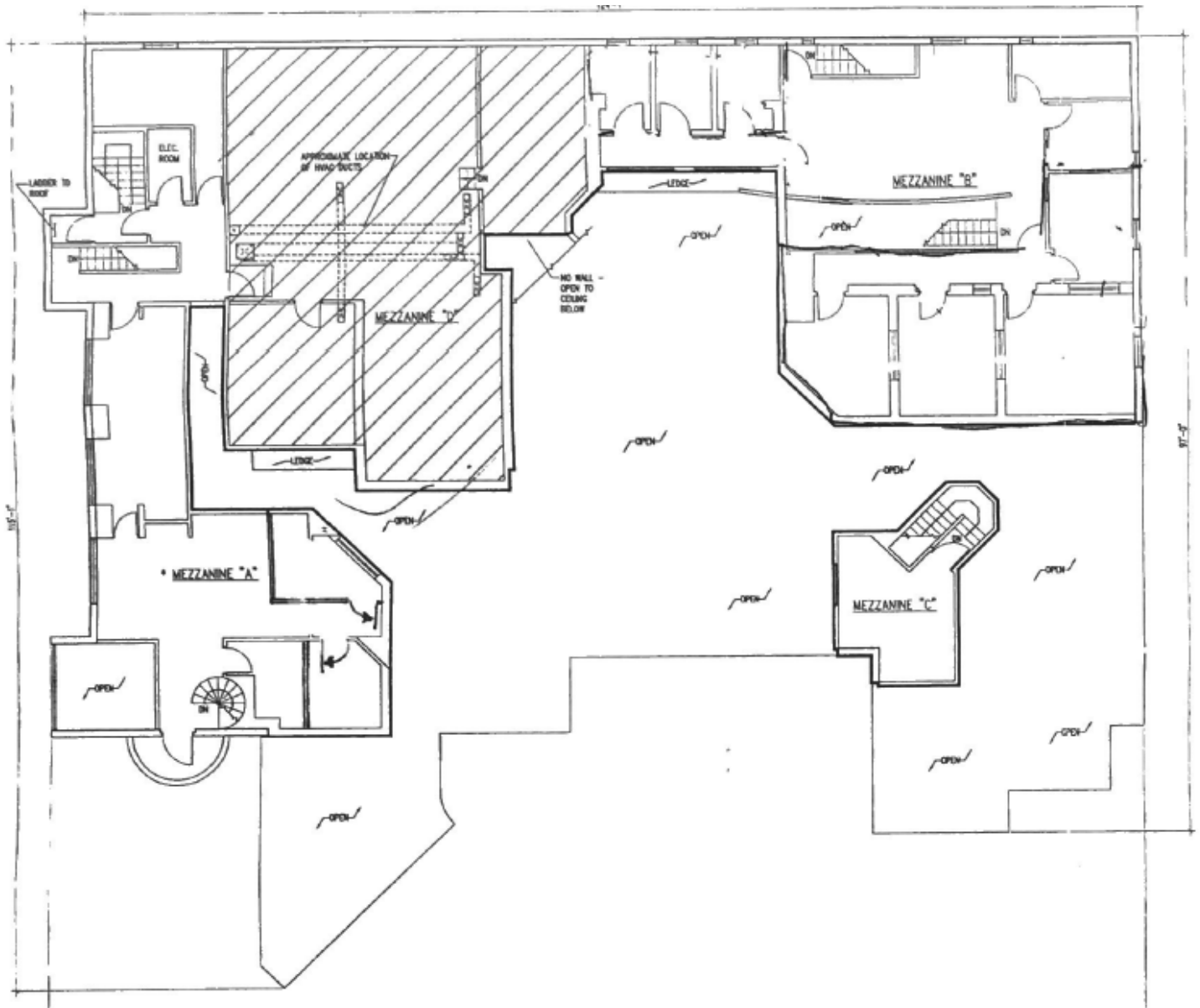


Freestanding Office Building

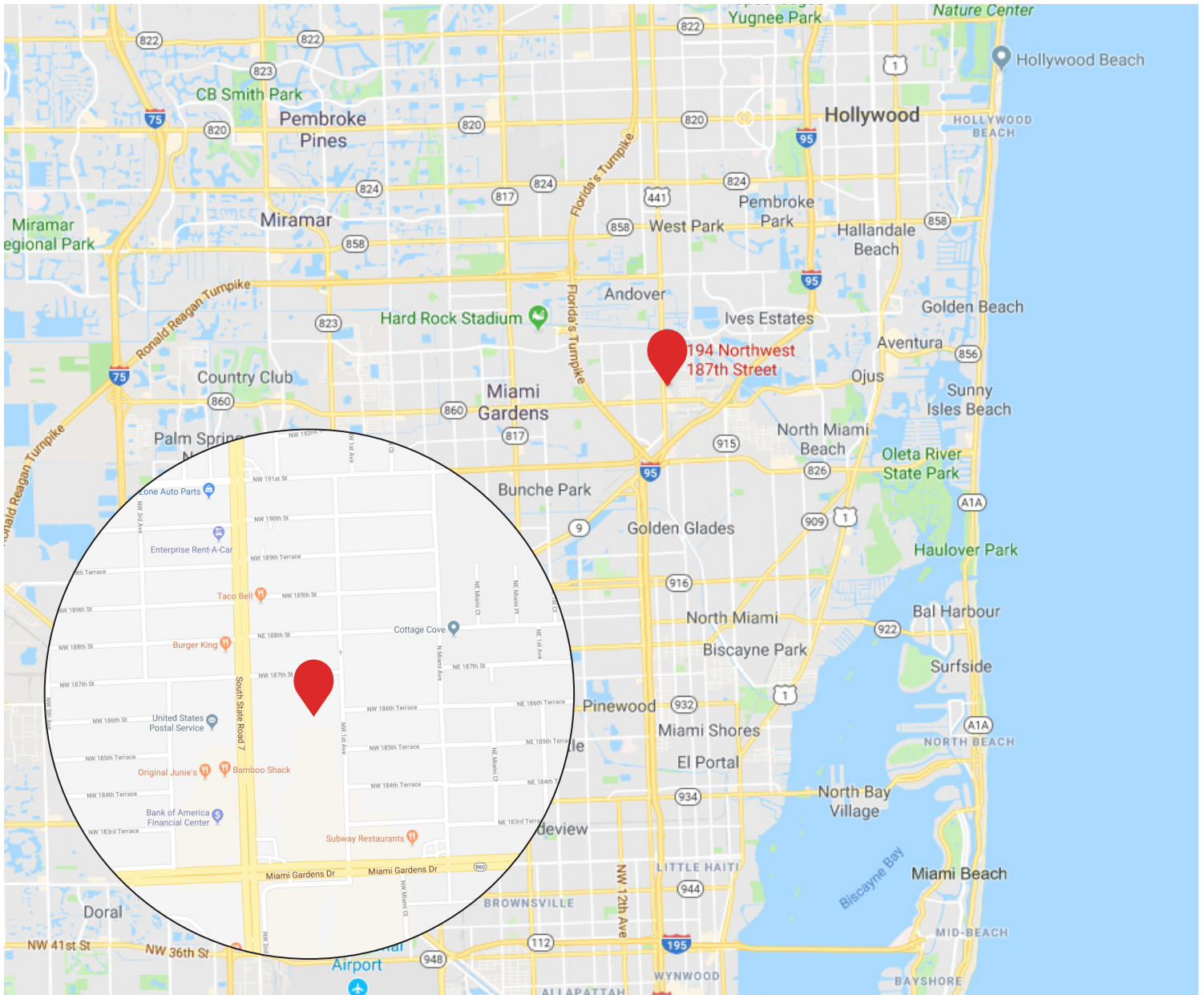
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📍 Floor Plan | 2nd Floor



Freestanding Office Building 194 NW 187th Street, Miami Gardens, FL



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