

605 LINCOLN ROAD PENTHOUSE

A TWO-STORY PENTHOUSE OPPORTUNITY FOR SALE

Own the Skyline on Lincoln Road



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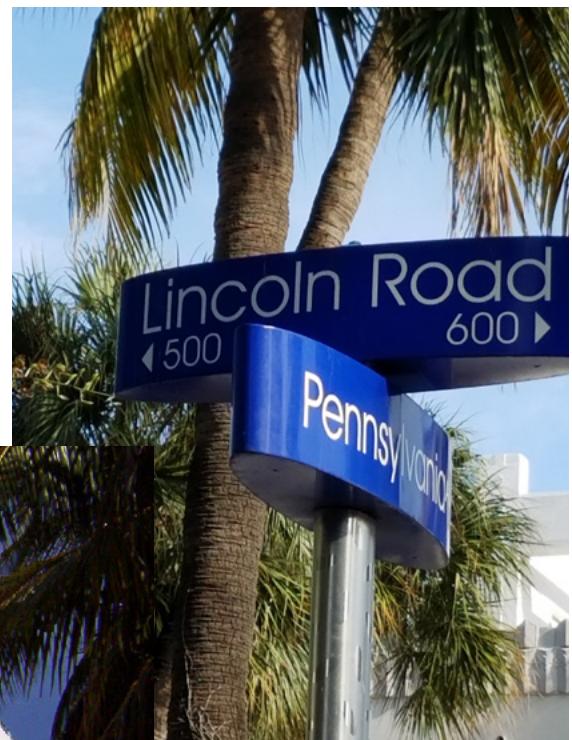
01

Introduction



Irreplaceable Signage Opportunity at the Ultimate Headquarters in the Heart of Miami Beach

Positioned above Miami Beach's legendary Lincoln Road, this two-story penthouse offers investors and owner-users a one-of-a-kind opportunity to command the market from the top. Featuring 20,600 square feet of light-filled, architecturally distinctive office space with expansive views in every direction, rooftop signage, and unmatched visibility, it's a rare asset that embodies both prestige and performance.



20,600 SF
TWO-STORY
PENTHOUSE

BUILDING
SIGNAGE ON
TWO FRONTAGES

TWO ADJACENT
PARKING GARAGES

VERSATILE
ZONING



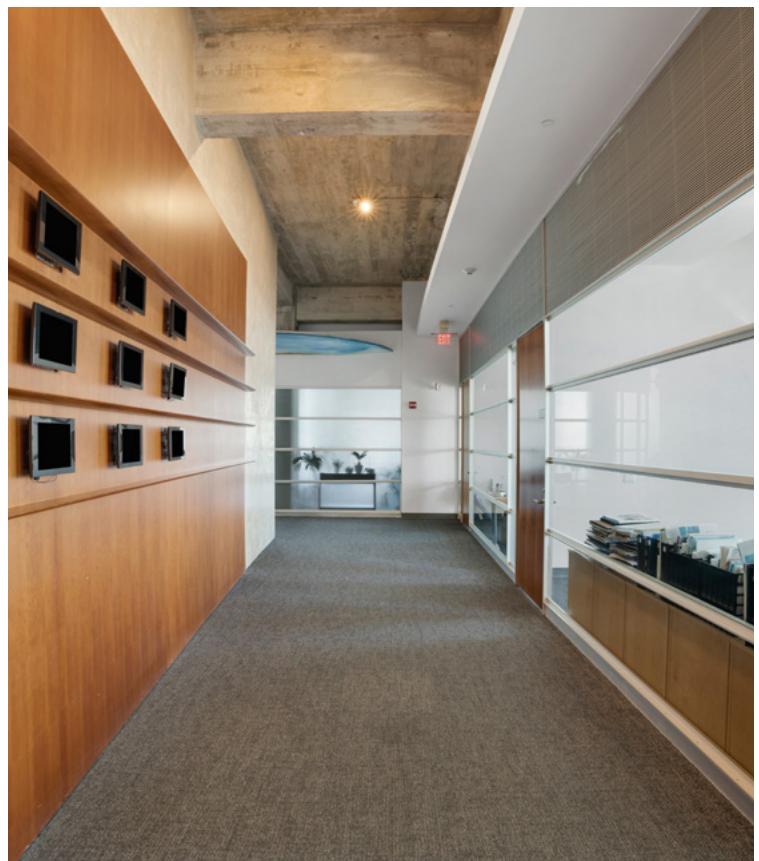
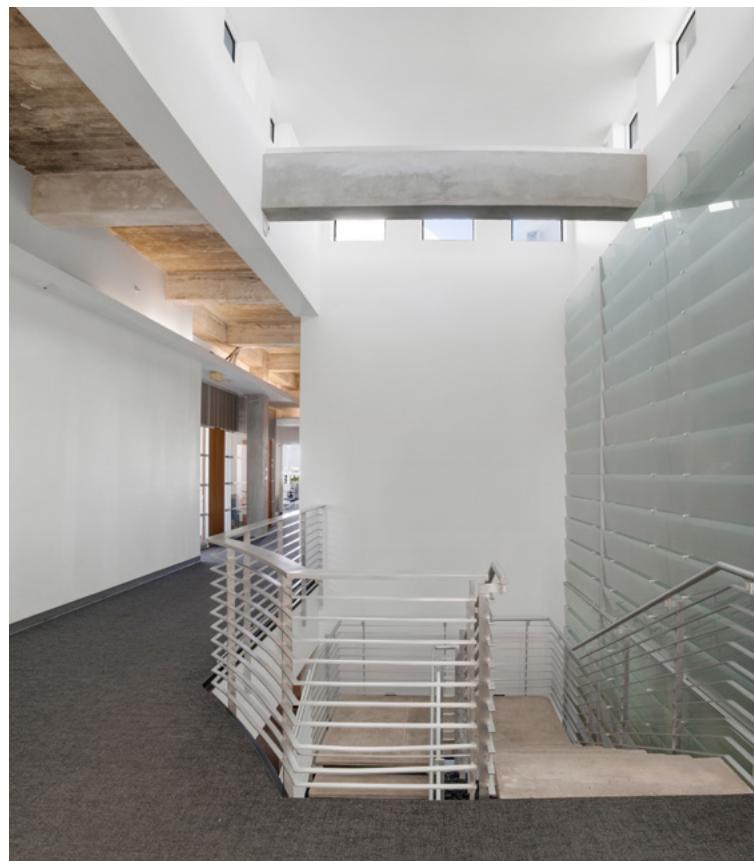
Photos



02

Two-Story Penthouse

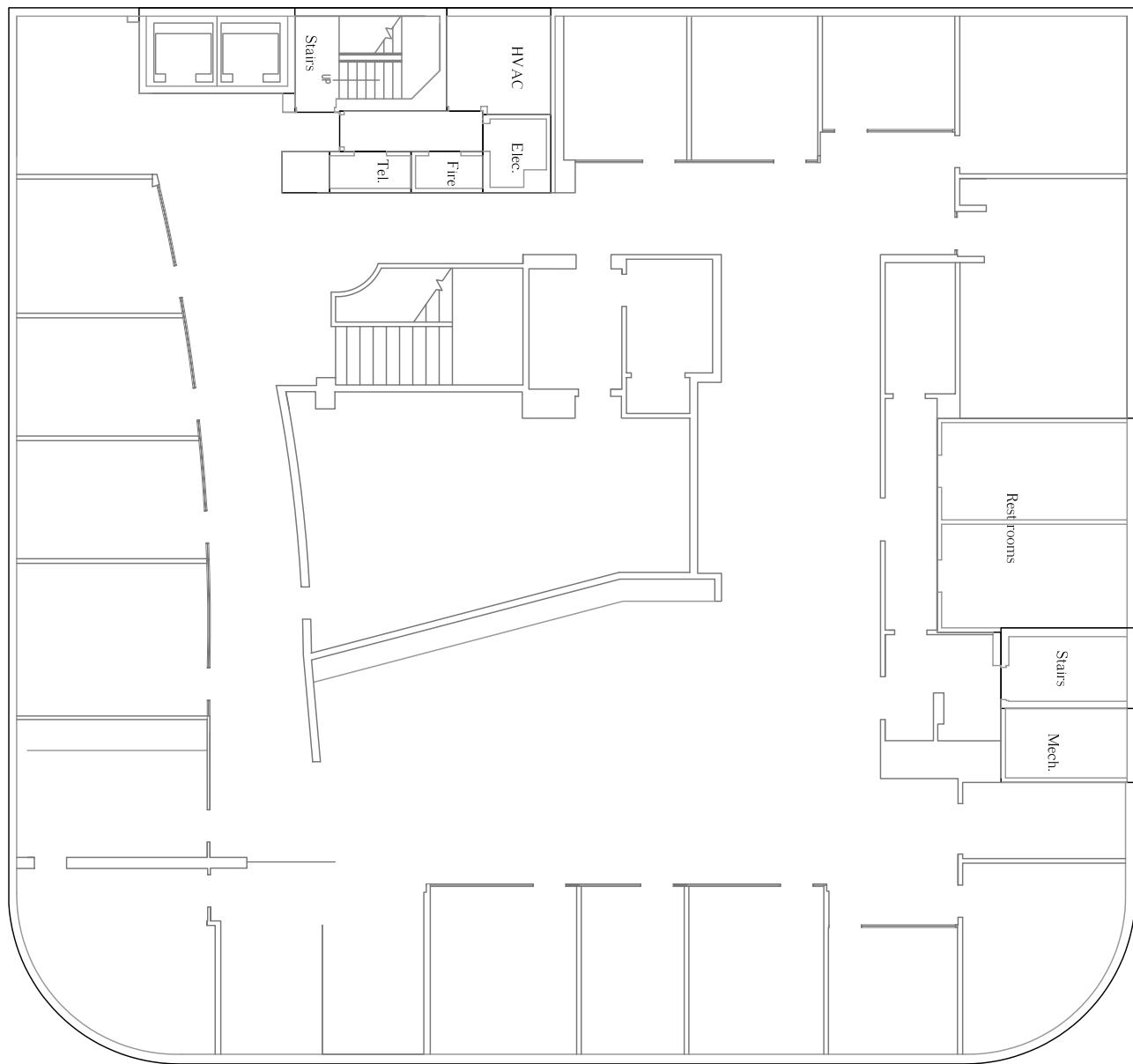




Penthouse

7th Floor

10,300 SF

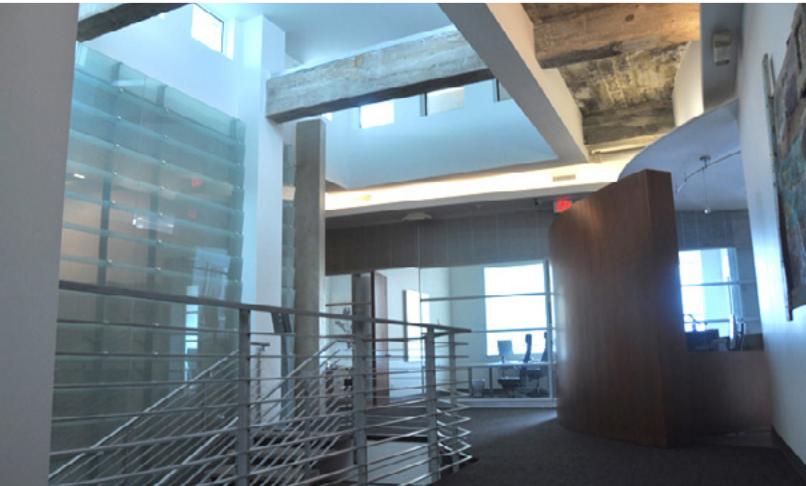


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Penthouse

7th Floor

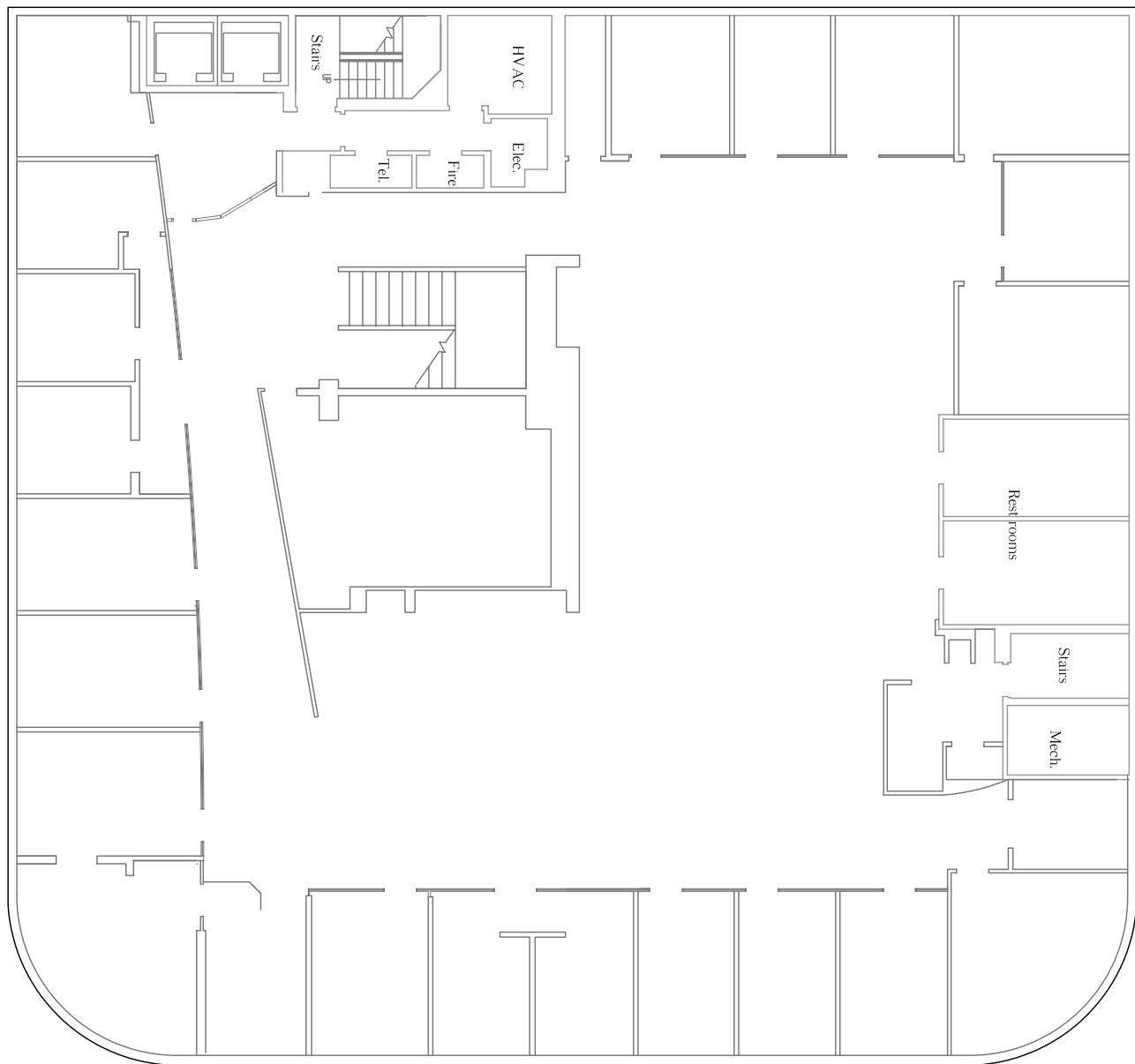
10,300 SF



Lower Penthouse

6th Floor

10,300 SF



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Lower Penthouse

6th Floor

10,300 SF



03

An Unbeatable Destination



At the Epicenter of Miami Beach

Lincoln Road is now powering a new era of growth fueled by major investment, elevated retail and hospitality, and a surge of cultural momentum. The 605 LINCOLN ROAD PENTHOUSE sits at the center of this transformation, offering a rare chance to own a commanding position in Miami Beach's most visible and sought-after destination.

1. MACCHIALINA	10. TAPELIA	19. A'RIVA
2. SEMILLA EATERY & BAR	11. ISSABELLA'S	20. 17 RESTAURANT AND SUSHI BAR
3. JOE'S STONE CRAB	12. ORO MIAMI	21. SÉVÉRÈNE BY CHEF PAWAN PINISETTI
4. PANE E VINO	13. MILA	22. PUBBELLY SUSHI
5. LA PISCINA RESTAURANT AT FLAMINGO	14. CVI,CHE 105 SOUTH BEACH	23. ADJACENT PARKING GARAGE
6. CHALAN ON THE BEACH	15. PLAYA MIAMI	24. ADJACENT PARKING GARAGE
7. CAVE 305	16. CASA TUA MIAMI BEACH	25. CITY HALL
8. YARDBIRD TABLE & BAR	17. LIDO BAYSIDE	26. MIAMI BEACH CONVENTION CENTER
9. OLE OLE STEAKHOUSE	18. STILTSVILLE FISH BAR	27. MIAMI BEACH CONVENTION CENTER HOTEL (UNDER CONSTRUCTION)



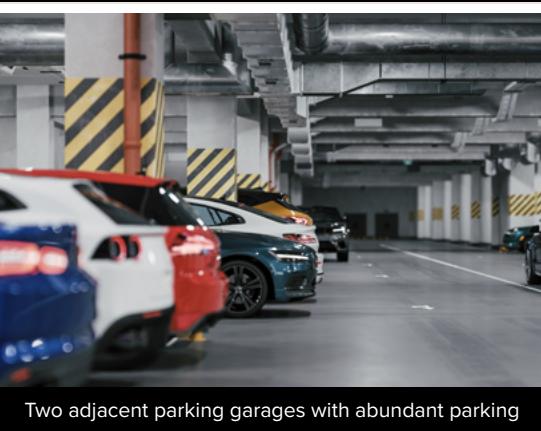
Located on the world-famous Lincoln Road



Just a few blocks to the ocean



One block to the Miami Beach Convention Center



Two adjacent parking garages with abundant parking



One block from City Hall



Starbucks conveniently located on ground floor

Lincoln Road's Resurgence



Alo is opening a 13,480 SF flagship that will have a store and VIP studio at 100 Lincoln Rd.



London-based Vivienne Westwood opening a 7,906 SF two-story store.



Robert Rivani, known for revamping prime location retail, most recently bought the Art Deco building at 551 Lincoln Rd for \$37M in August 2025 located directly across from 605 LINCOLN ROAD PENTHOUSE.

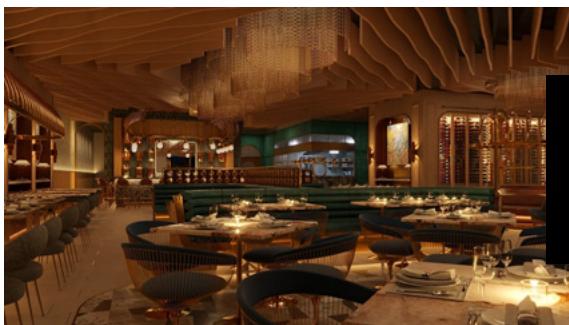


City Food Hall leases former Time Out Market space in Miami Beach, set to open summer 2026.



Famed NYC Pizzeria, Prince Street Pizza, opening its first Florida location at 521 Lincoln Rd.

Michael Comras purchased a \$140M retail portfolio which includes 11 storefronts along Lincoln Rd with plans to completely revamp the Lincoln Rd experience as he's done in Sunset Harbour and Coconut Grove.



Luxury European fare ORO Miami opened a 16,000 SF rooftop lounge and restaurant at 818 Lincoln Rd.

Zara announced a 13,000 SF expansion at their flagship store at 420 Lincoln Rd.



A 17-story, 800-room Grand Hyatt hotel connected to the Miami Beach Convention Center is set to open in 2027 as part of a major district revitalization. Located just one block away from 605 Lincoln Road Penthouse.

Drive Times

Centrally positioned for fast access to surrounding business and lifestyle districts, all within a short, convenient drive.

 Brightline High-Speed Rail

BRICKELL	15 min.
COCONUT GROVE	16 min.
CORAL GABLES	20 min.
DOWNTOWN MIAMI	12 min.
EDGEWATER	10 min.
KEY BISCAYNE	22 min.
MIAMI INT. AIRPORT	16 min.



04

Contact



Contact

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