

MiMo DISTRICT

TURN KEY COMMERCIAL SPACE

6301 Biscayne Blvd
Miami, Florida 33138

FOR LEASE



www.chariff.com

Lyle Chariff
President/Broker
(305) 576-7474
lyle@chariff.com

305-576-7474

Mauricio Zapata
Principal/Broker
(305) 576-7474
mauricio@chariff.com

5801 Biscayne Blvd
Miami, Florida 33137

info@chariff.com

 @chariff

 @chariff

 @chariffrealty

All information has been secured from the seller/lessor and Chariff Realty Group, Inc. and its agents, employees and representatives (collectively "Chariff") make no representations and/or warranties as to the accuracy thereof, all of which are expressly not warranted, disclaimed and must be verified by the buyer/lessee prior to purchase/lease. All information from Chariff is subject to errors, omissions, change, and withdrawal without notice. Any reference to age, market data, condition, suitability and/or square footage must be verified and is not guaranteed by Chariff. Buyer/lessee bears all risk of information provided by Chariff.



AVAILABLE SPACE:

1,410 SF ±



LEASING RATE:

\$55/ SF NNN



ZONING:

T6-8-O



- Freestanding, corner space for lease
- Located in the MiMo Historic District
- Parking on-site
- Ideal for a showroom, retail, financial institution and more
- Signage opportunity on Biscayne Blvd (approx. 75,000+ daily traffic count)
- Minutes to Wynwood, Midtown, Little River, Downtown Miami, and more
- Within minutes to Miami Int'l Airport + The Beaches
- Easy access to I-195, I-95 and all major expressways

IDEAL USES FOR THIS PROPERTY INCLUDE:



ART GALLERY OR STUDIO



RETAIL



DESIGN SHOWROOM



OTHER CREATIVE USE

Space 1 (Corner)



www.chariff.com

Lyle Chariff
President/Broker
(305) 576-7474
lyle@chariff.com

Mauricio Zapata
Principal/Broker
(305) 576-7474
mauricio@chariff.com

305-576-7474

5801 Biscayne Blvd
Miami, Florida 33137

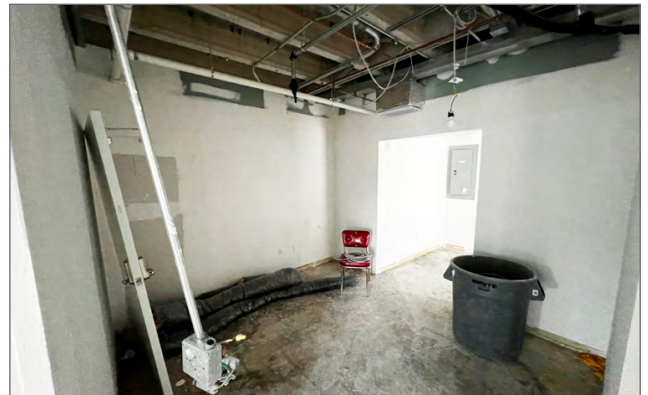
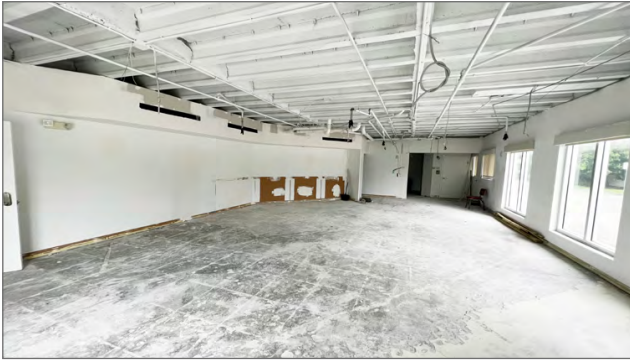
info@chariff.com

@chariff

@chariff

@chariffrealty

All information has been secured from the seller/lessor and Chariff Realty Group, Inc. and its agents, employees and representatives (collectively "Chariff") make no representations and/or warranties as to the accuracy thereof, all of which are expressly not warranted, disclaimed and must be verified by the buyer/lessee prior to purchase/lease. All information from Chariff is subject to errors, omissions, change, and withdrawal without notice. Any reference to age, market data, condition, suitability and/or square footage must be verified and is not guaranteed by Chariff. Buyer/lessee bears all risk of information provided by Chariff.



www.chariff.com

Lyle Chariff
President/Broker
(305) 576-7474
lyle@chariff.com

Mauricio Zapata
Principal/Broker
(305) 576-7474
mauricio@chariff.com

305-576-7474

5801 Biscayne Blvd
Miami, Florida 33137

info@chariff.com

@chariff

@chariff

@chariffrealty

All information has been secured from the seller/lessor and Chariff Realty Group, Inc. and its agents, employees and representatives (collectively "Chariff") make no representations and/or warranties as to the accuracy thereof, all of which are expressly not warranted, disclaimed and must be verified by the buyer/lessee prior to purchase/lease. All information from Chariff is subject to errors, omissions, change, and withdrawal without notice. Any reference to age, market data, condition, suitability and/or square footage must be verified and is not guaranteed by Chariff. Buyer/lessee bears all risk of information provided by Chariff.



www.chariff.com

Lyle Chariff
 President/Broker
 (305) 576-7474
 lyle@chariff.com

305-576-7474

Mauricio Zapata
 Principal/Broker
 (305) 576-7474
 mauricio@chariff.com

5801 Biscayne Blvd
 Miami, Florida 33137

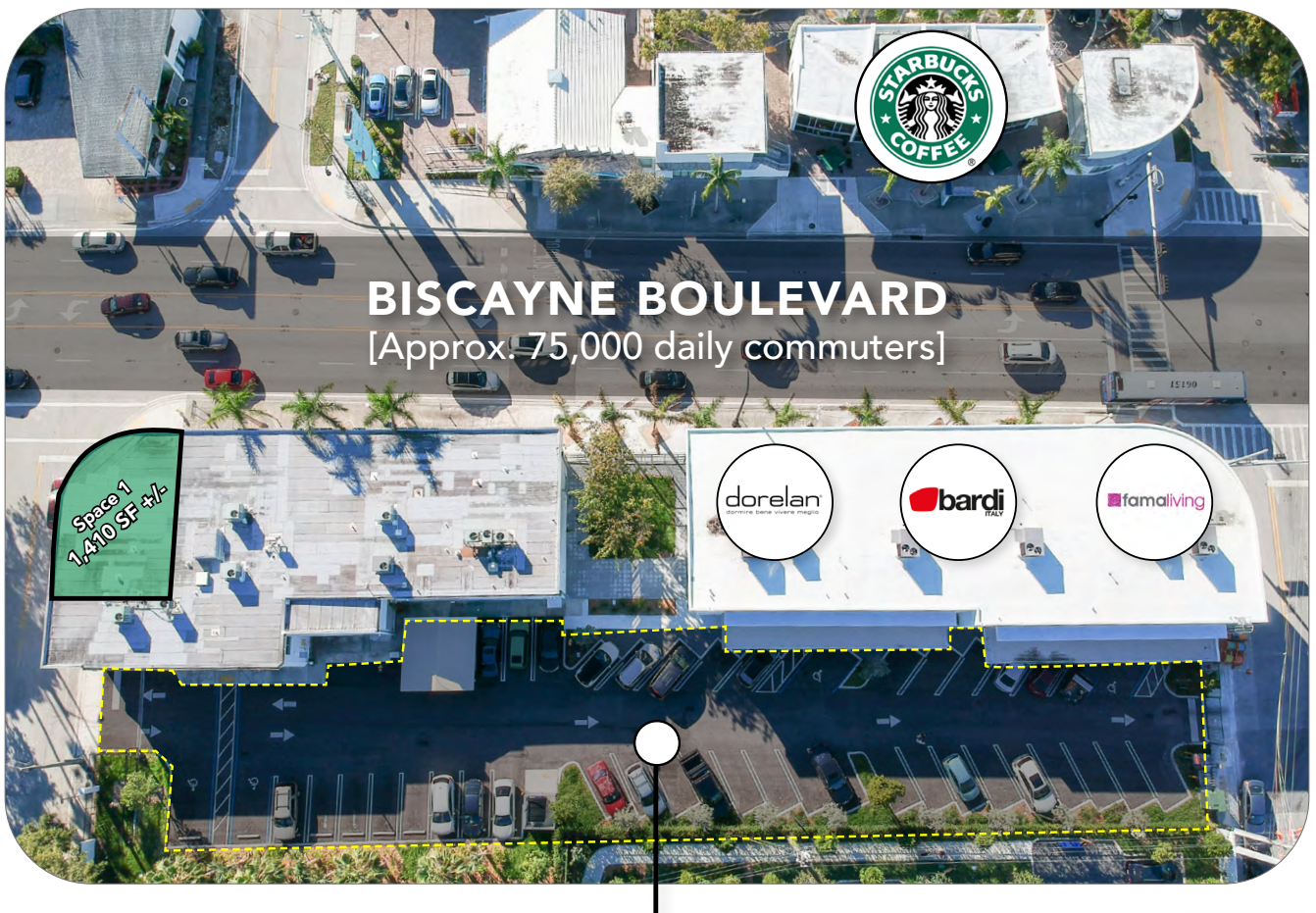
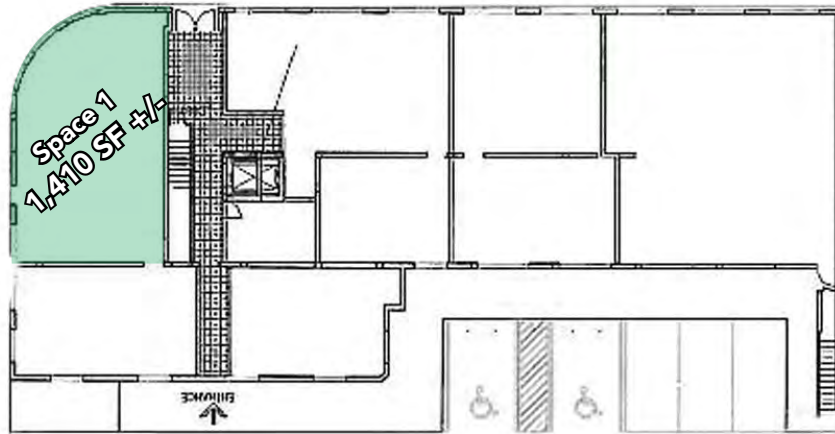
info@chariff.com

@chariff

@chariff

@chariffrealty

All information has been secured from the seller/lessor and Chariff Realty Group, Inc. and its agents, employees and representatives (collectively "Chariff") make no representations and/or warranties as to the accuracy thereof, all of which are expressly not warranted, disclaimed and must be verified by the buyer/lessee prior to purchase/lease. All information from Chariff is subject to errors, omissions, change, and withdrawal without notice. Any reference to age, market data, condition, suitability and/or square footage must be verified and is not guaranteed by Chariff. Buyer/lessee bears all risk of information provided by Chariff.



Your clients and employees will highly benefit from the **ample parking on-site**, another great reason to **bring your business to this property**.



www.chariff.com

Lyle Chariff
President/Broker
(305) 576-7474
lyle@chariff.com

Mauricio Zapata
Principal/Broker
(305) 576-7474
mauricio@chariff.com

@chariff

@chariff

@chariffrealty

305-576-7474

5801 Biscayne Blvd
Miami, Florida 33137

info@chariff.com


All information has been secured from the seller/lessor and Chariff Realty Group, Inc. and its agents, employees and representatives (collectively "Chariff") make no representations and/or warranties as to the accuracy thereof, all of which are expressly not warranted, disclaimed and must be verified by the buyer/lessee prior to purchase/lease. All information from Chariff is subject to errors, omissions, change, and withdrawal without notice. Any reference to age, market data, condition, suitability and/or square footage must be verified and is not guaranteed by Chariff. Buyer/lessee bears all risk of information provided by Chariff.



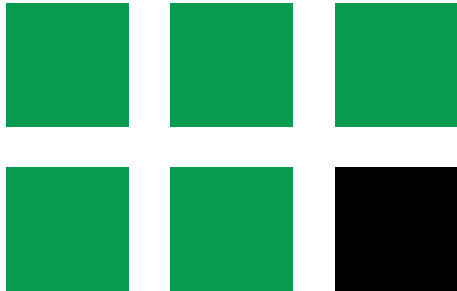
- The area where Legion Park sits has been approved to see new a development in the near future, including a Mixed-Use 247 Unit complex on the land where the historic Harvey W. Seeds American Legion Post #29 was located. This development brings more residents and visitors, further expanding MiMo's popularity.

Subject Property
 Restaurant/Dining
 Motels/Hospitality

Other Retail/Offices

	Lyle Chariff President/Broker (305) 576-7474 lyle@chariff.com		Mauricio Zapata Principal/Broker (305) 576-7474 mauricio@chariff.com		@chariff @chariff @chariffrealty
	www.chariff.com	305-576-7474	5801 Biscayne Blvd Miami, Florida 33137	info@chariff.com	

All information has been secured from the seller/lessor and Chariff Realty Group, Inc. and its agents, employees and representatives (collectively "Chariff") make no representations and/or warranties as to the accuracy thereof, all of which are expressly not warranted, disclaimed and must be verified by the buyer/lessee prior to purchase/lease. All information from Chariff is subject to errors, omissions, change, and withdrawal without notice. Any reference to age, market data, condition, suitability and/or square footage must be verified and is not guaranteed by Chariff. Buyer/lessee bears all risk of information provided by Chariff.



chariff
REALTY GROUP

5801 BISCAYNE BOULEVARD
MIAMI, FLORIDA 33137

www.chariff.com

(O) 305-576-7474

(F) 305-576-7494

 @chariff

 @chariff

 @chariffrealty

Lyle Chariff
President/Broker
(305) 576-7474
lyle@chariff.com



Mauricio Zapata
Principal/Broker
(305) 576-7474
mauricio@chariff.com

