

AVENUE

BRICKELL
KEY CENTRE

BRICKELL KEY CENTRE

601 Brickell Key Drive
Miami, Florida 33131

RETAIL | RESTAURANT
FOR LEASE



AVENUEREP.COM



PREMISES

601 BRICKELL KEY DRIVE

SUITE 661 : +/- 623 SF
SUITE 671 : +/- 1,685 SF
SUITE 681 : +/- 1,686 SF

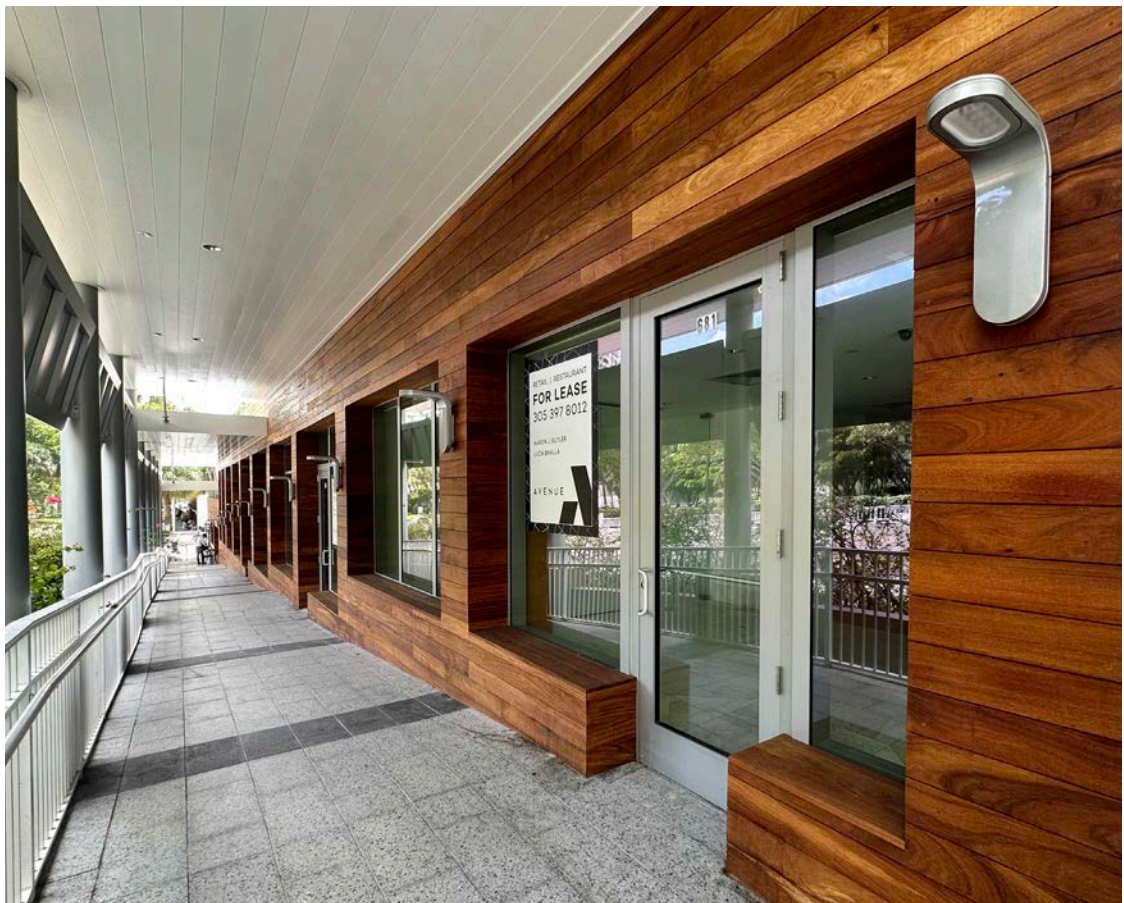
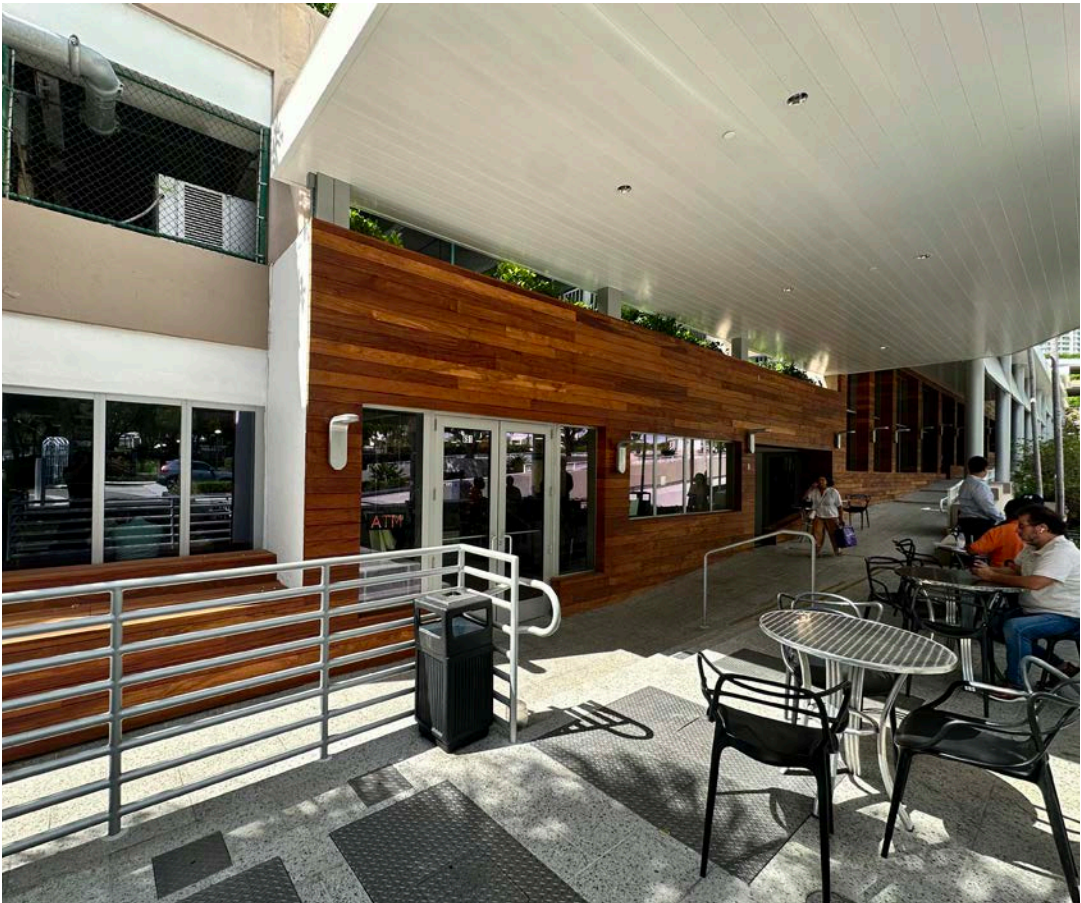
DELIVERY: ARRANGED
RENT: UPON REQUEST

PROPERTY INFO

- RETAIL | RESTAURANT FOR LEASE AT THE BASE OF THE TWO BUILDING 345,568 SF CLASS A BRICKELL KEY CENTRE, WITH A 900 CAR PARKING GARAGE
- THE CLASS A OFFICE BUILDINGS ARE UNDERGOING A MULTIMILLION DOLLAR RENOVATION WITH NEW GLASS STUNNING ARCHITECTURE AND REDESIGNED LOBBIES, RETAIL STOREFRONTS, PARKING AND COVERED TERRACE
- IN ONE OF THE HOTTEST DESTINATIONS IN THE COUNTRY, BRICKELL KEY EXUDES THE “LIVE, WORK, PLAY” LIFESTYLE
- LOCATED IN THE HEART OF BRICKELL ADJACENT TO ULTRA LUXURY CONDOS AND HOTELS
- CLOSE PROXIMITY TO WORLD CLASS RETAIL DESTINATION BRICKELL CITY CENTRE AND MARY BRICKELL VILLAGE
- SURROUNDED BY ELITE CORPORATE HEADQUARTERS AND TOP INTERNATIONAL FINANCIAL INSTITUTIONS THAT ATTRACT THE MOST POWERFUL AND SAVVY BUSINESS PEOPLE
- IDEAL FOR RESTAURANTS, FITNESS, FASHION

NEARBY TENANTS

NAOE, BRASSERIE, WAGS, DELILAH (COMING SOON), KOMODO, SEXY FISH, LE PETIT MAISON, AZUL AT THE MANDARIN HOTEL, CIPRIANI, CANTINA LA VEINTE, ISLANDER MARKETPLACE, NORTH ITALIA, EQUINOX, SOUL CYCLE, SHAKE SHACK, MOXIE’S, CASA TUA CUCINA



CURRENT TENANTS



Mexican Cuisine

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Japanese Cuisine



Italian Bistro



Omakase



Market

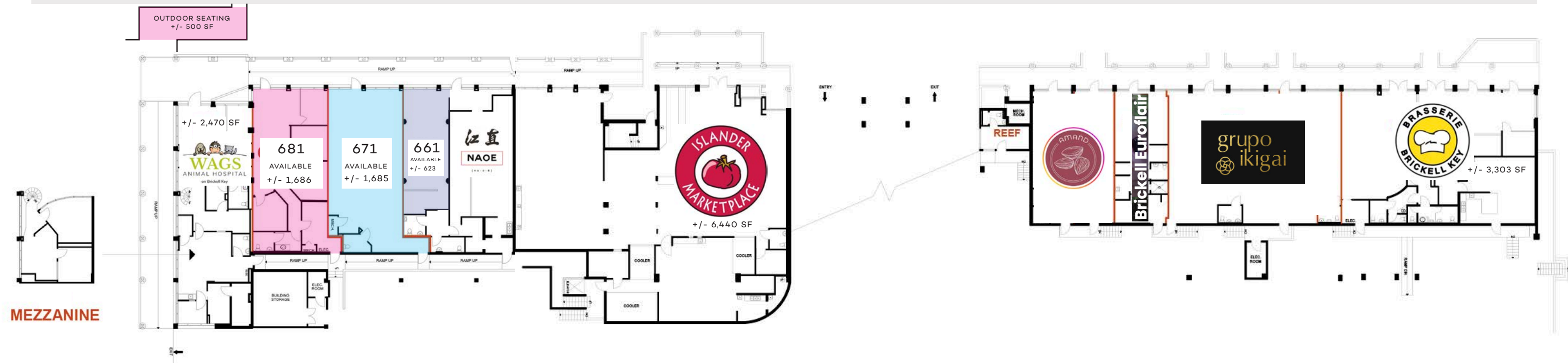
AMAND
DELICATESSEN

French Bistro

RETAIL PICTURES

BRICKELL KEY BLVD

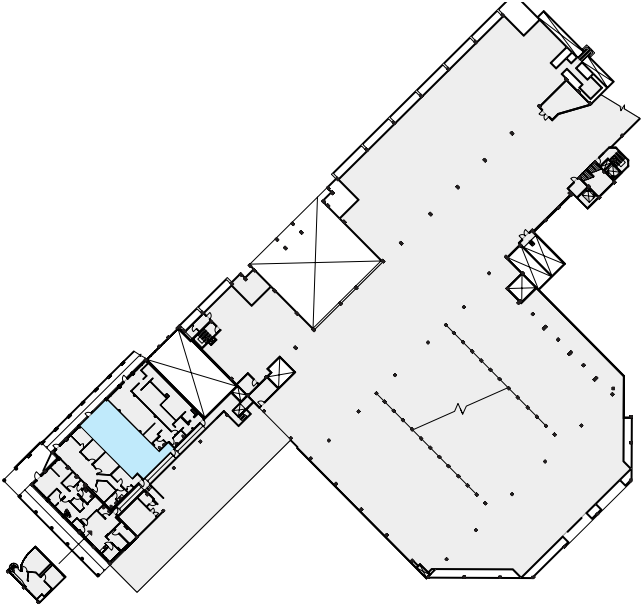
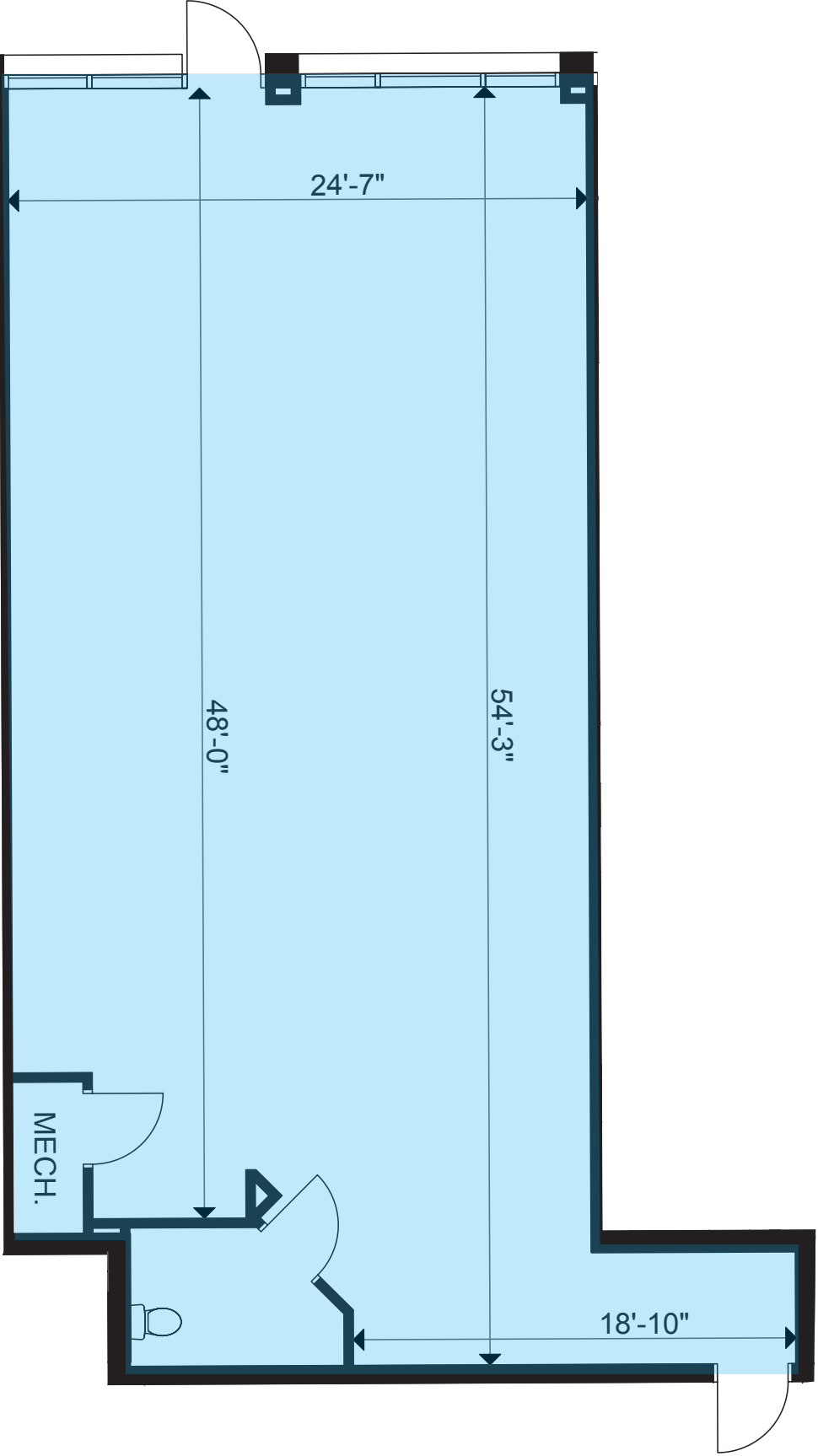
BRICKELL KEY BLVD



SITE PLAN

601 BRICKELL KEY

ENTRANCE



* Ceiling Heights: 12FT 10'

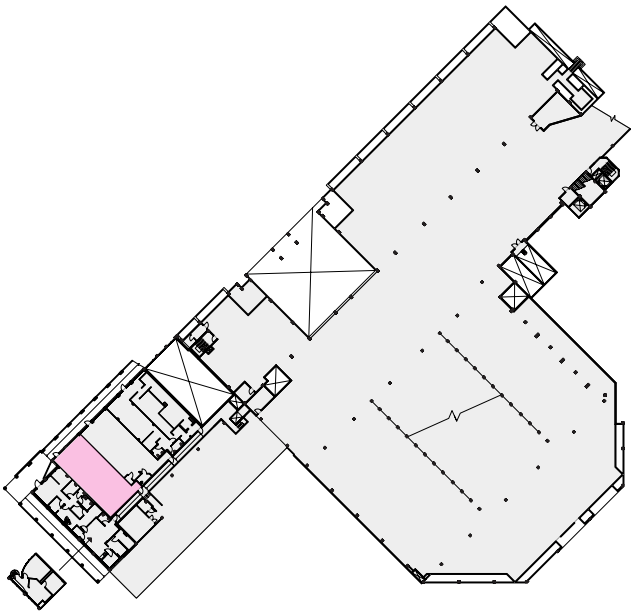
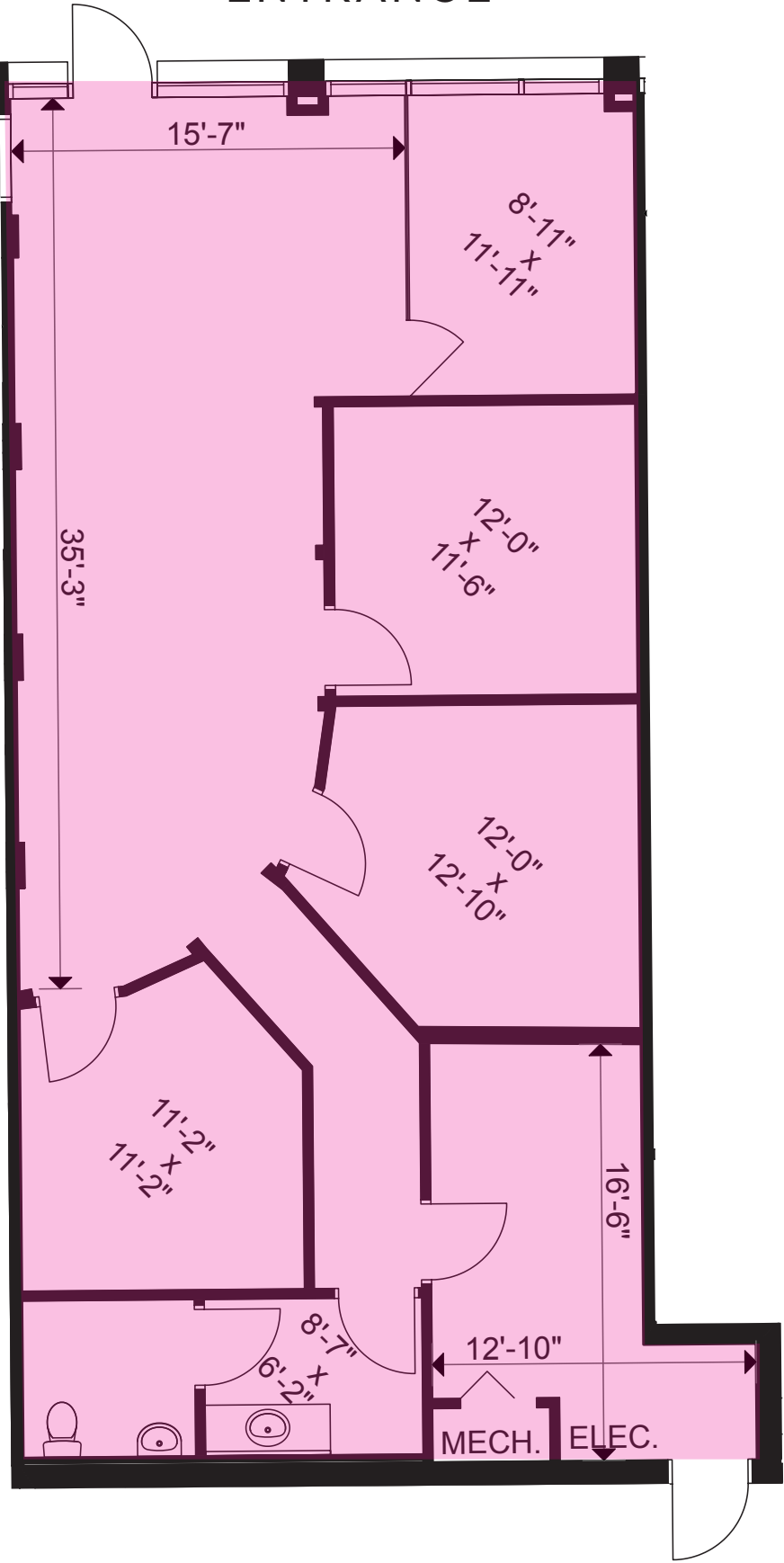
FLOOR PLAN

SUITE 671

TOTAL SQUARE FEET

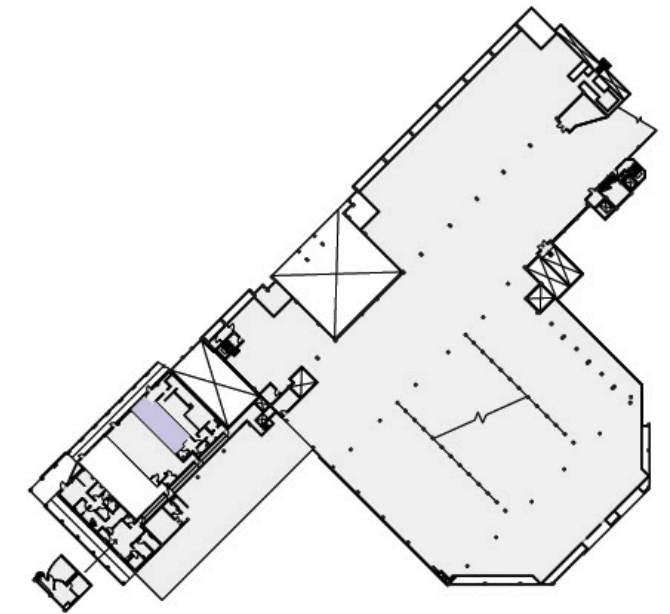
+/- 1,685

ENTRANCE



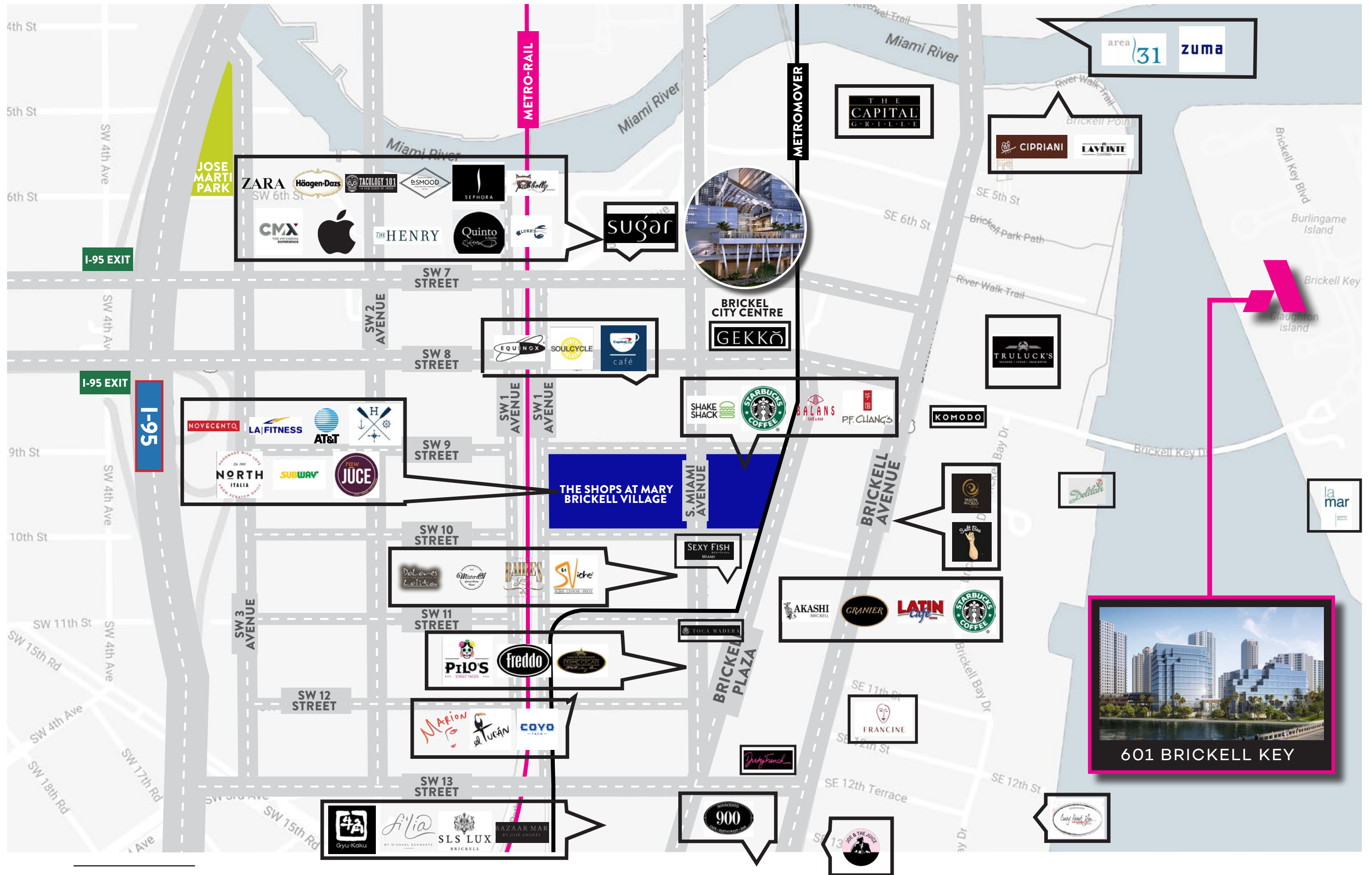
* Ceiling Heights: 8FT 3'
* Additional +/- 500 SF - Outdoor Terrace

FLOOR PLAN	SUITE 681	TOTAL SQUARE FEET	+/- 1,686
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SUITE 661

± 623



VECTOR VIEW



AERIAL VIEW



TRADE AREA
POPULATION:

**51,021
RESIDENTS**

HOUSEHOLDS:
OVER 35,800

AVERAGE HH INCOME:
\$92,047

OVER **6.3MM**
SF OF CLASS
A/B OFFICE

RETAIL

1.4 MM OF RETAIL

(EXISTING / UNDER
CONSTRUCTION)

HOTEL

**+/- 3,500
ROOMS**



EXTERIOR PHOTO





WWW.AVENUEREP.COM

EXCLUSIVE LISTING AGENTS:

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