

3050 BISCAYNE BLVD

FULLY BUILT-OUT OFFICE SPACES



EDGEWATER

Miami, Florida

FOR LEASE



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Offering turn-key office spaces with expansive views and prominent frontage along Biscayne Boulevard, 3050 Biscayne Boulevard places your business in the heart of Miami's Edgewater market, surrounded by an established and growing professional community.

One of the few buildings along the Biscayne Corridor offering ground-floor parking and convenient access for staff and customers, the property combines visibility, accessibility, and everyday convenience in one of Miami's most dynamic commercial corridors.

Spaces are fully built out and ready for immediate occupancy, featuring full air conditioning, tall windows, abundant natural light, and impressive views. Move in quickly without the time, cost, and disruption of a lengthy build-out.

Home to a diverse mix of law, technology, design, consulting, and other professional businesses, 3050 Biscayne offers more than an office. It offers a high-visibility Miami address built to elevate your business.

Available Spaces

	SUITE 504 2,350 SF +/-	LEASING RATE \$56/ MG
	SUITE 700 2,324 SF +/-	LEASING RATE \$55/ MG
	SUITE 904 1,382 SF +/-	LEASING RATE \$52/ MG



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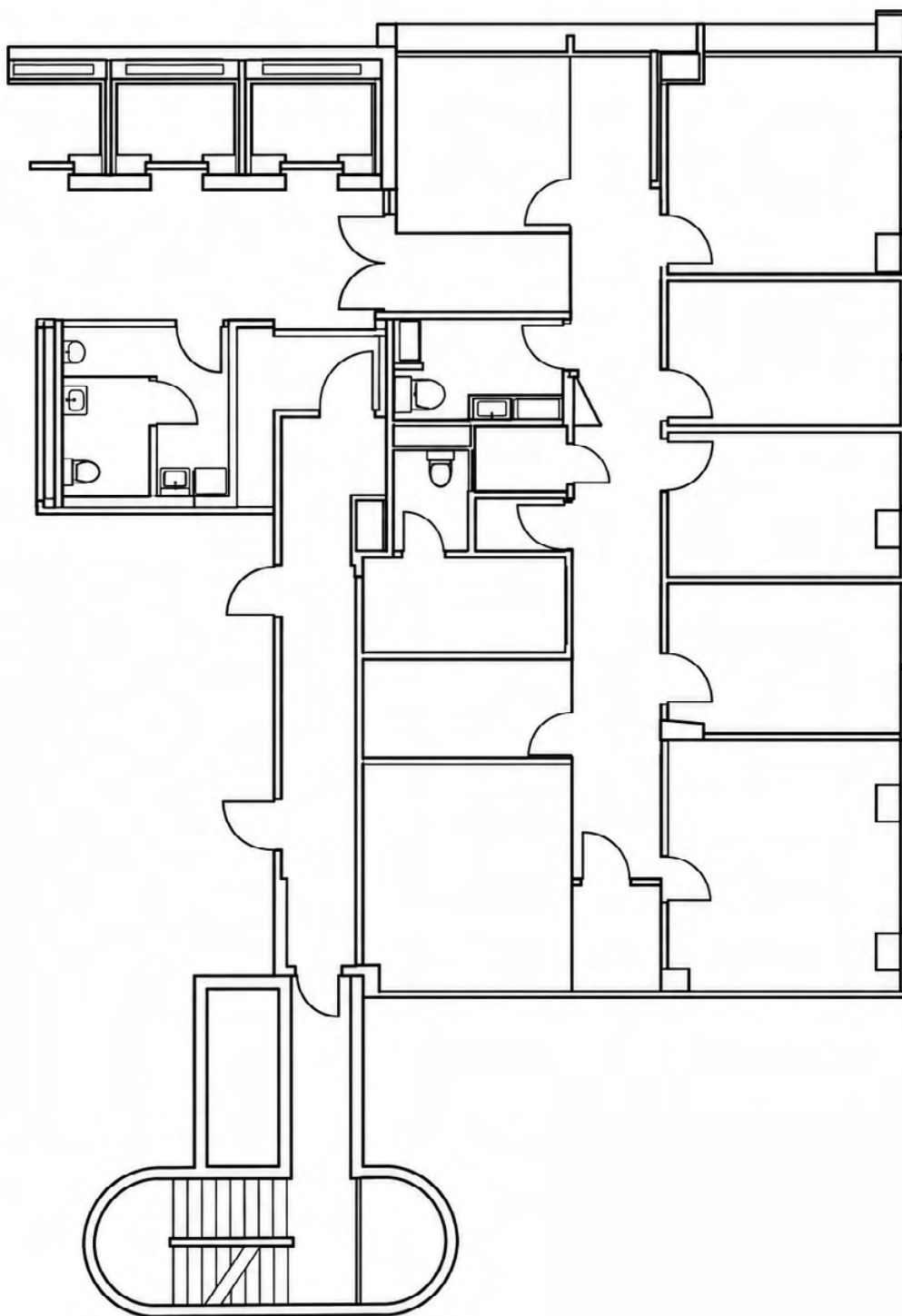
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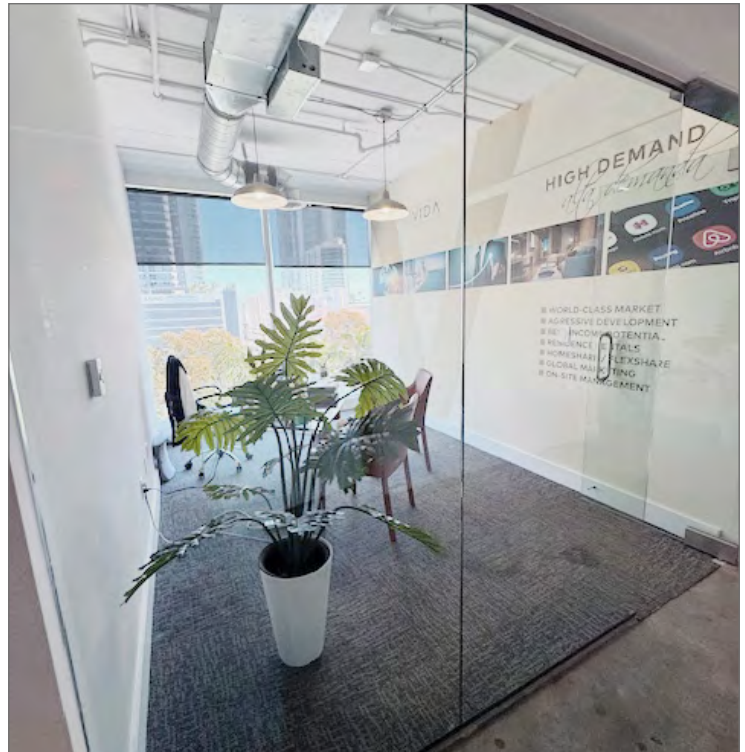
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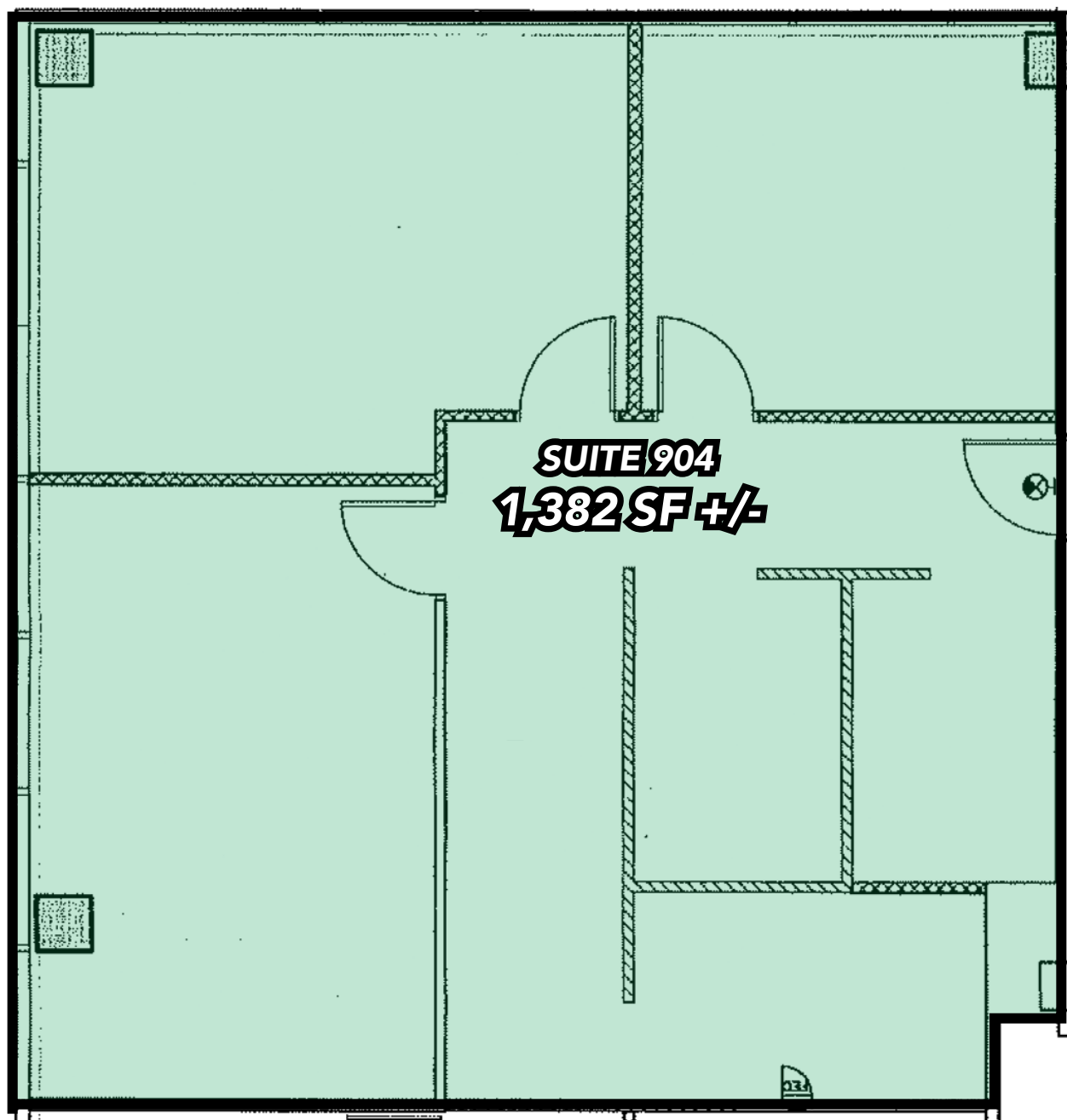
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EDGEWATER

New Developments

7,000+ Units



NEMA

**2900
Biscayne Blvd**
Miami, FL 33137

- 588 Units
- Whole Foods



VILLA MIAMI

**700
NE 29th St**
Miami, FL 33137

- 70 Units
- 20,000 SF Commercial
- Major Food Group Restaurant



EDGEWATER COLLECTIVE

**1900-2000
Biscayne Blvd**
Miami, FL 33132

- 1,292 Units
- 19,300 SF Commercial



2626 BISCAYNE

Miami, FL 33137

- 399 Units
- 109,643 SF Office
- 6,122 SF Commercial



RESIDENCE 23

**212
NE 23rd St**
Miami, FL 33137

- 369 Units
- 13,500 SF Retail



URBAN22 Two Towers

**2200
NE 2nd Ave**
Miami, FL 33137

- 441 Units
- 7,168 SF Retail
- 5,692 SF Office



BISCAYNE 21 Three Towers

**2121
N Bayshore Dr**
Miami, FL 33137

- 705 Units
- 8,433 SF Commercial



EDITION RESIDENCES East Tower of Biscayne 21



1775 BISCAYNE

**1775
Biscayne Blvd**
Miami, FL 33132

- 544 Units
- 50,000 SF Commercial
- 10,000 SF Retail



METRO EDGEWATER

**452
NE 31st St**
Miami, FL 33137

- 279 Units



THE EDGE

**490
NE 29th St**
Miami, FL 33127

- 96 Units
- 5,373 SF Retail



ARIA RESERVE Two Towers

**710
NE 24th St**
Miami, FL 33137

- 792 Units



HAMILTON ON THE BAY

**555
NE 34th St**
Miami, FL 33137

- 241 Units



COVE MIAMI

**456
NE 29th St**
Miami, FL 33137

- 116 Units



VIDA EDGEWATER

**410
NE 35th Terr**
Miami, FL 33137

- 68 Units
- 70 Hotel Rooms



419 NE 19th St

Miami, FL 33132

- 463 Units
- 20,000 SF Commercial



445-455 NE 36th St

Miami, FL 33137

- 180 Hotel Rooms
- 7,290 SF Retail



2900 TERRACE

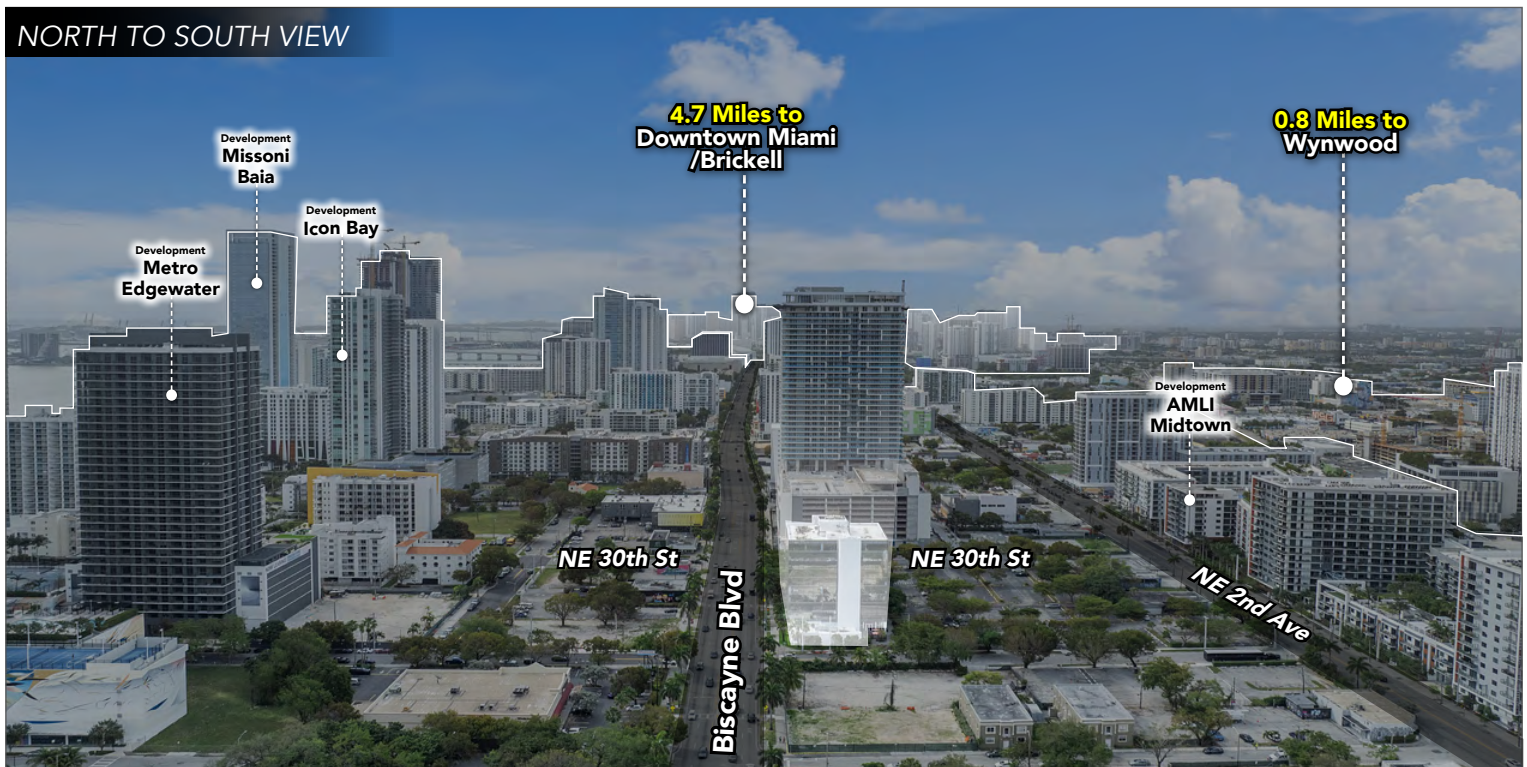
**401
NE 29th Terr**
Miami, FL 33137

- 324 Units
- 22,354 SF Office
- 13,108 SF Commercial

WEST TO EAST VIEW



NORTH TO SOUTH VIEW


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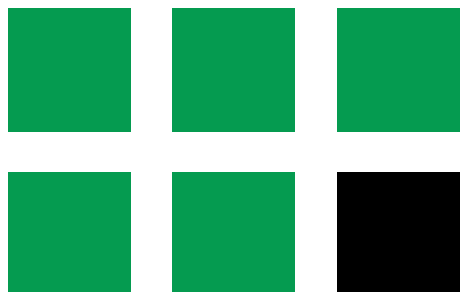
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