



Retail FOR LEASE

1000 17th St Miami Beach, FL 33139



Property Highlights

Second generation gym space

Second floor with easy elevator access

± 1,100 SF ground floor retail space also available

Walking distance to thousands of hotel rooms, Lincoln Road, and the Miami Beach Convention Center

Cotenants include The Spot Barbershop, Eye Desire Eyewear, and Suit Supply



3 Mile Demographics

54,552

Estimated Population

30,416

Estimated Households

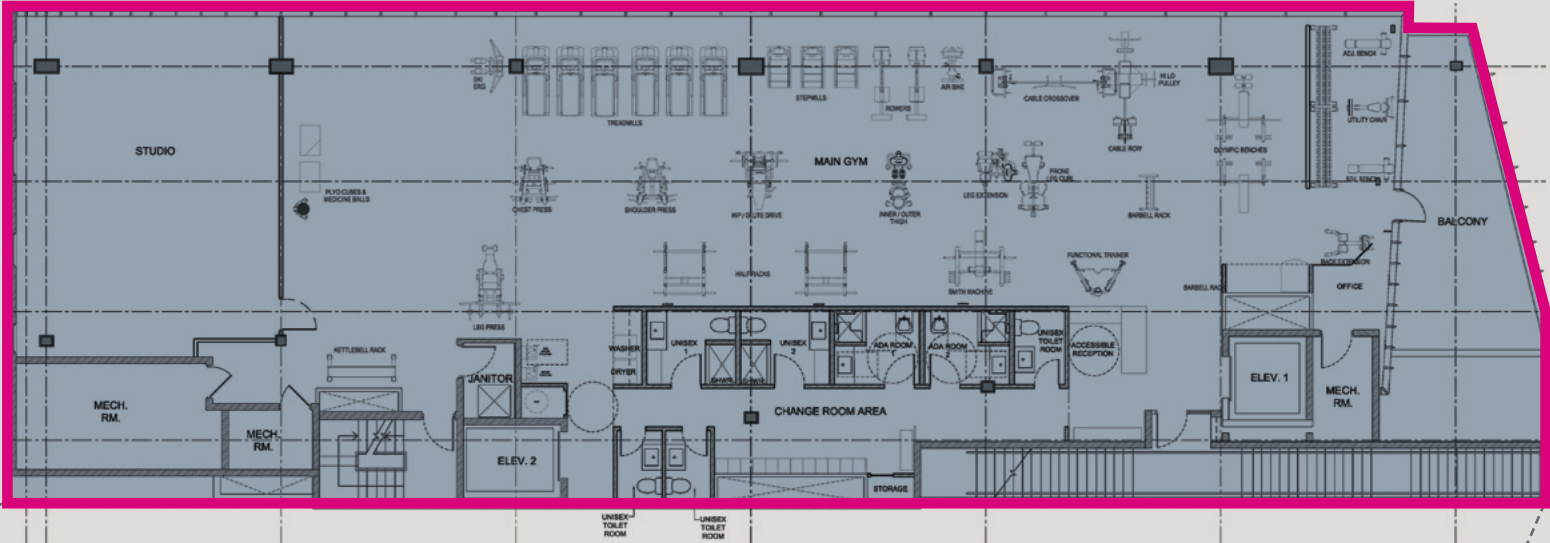
101,024

Daytime Population

\$142,911

Average HHI

Second Floor Plan - ±6,800 SF



17th Street



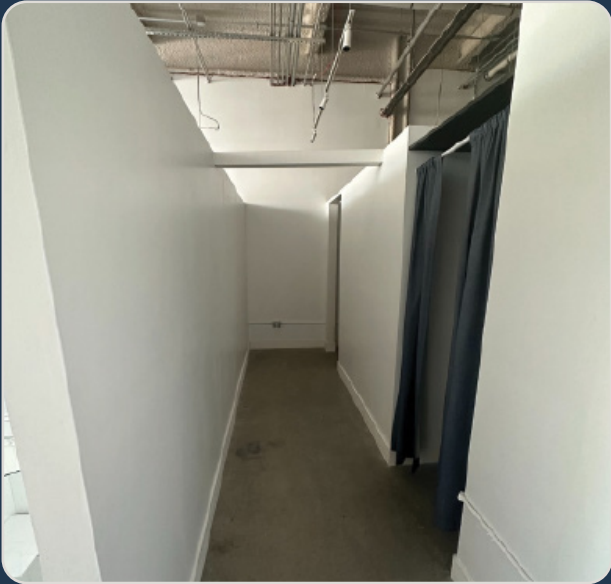
Michigan Ave



Ground Floor Plan - ±1,100 SF

Second floor access

Ground Floor - ±1,100 SF



Area Overview



MIAMI BEACH
CONVENTION CENTER



GAP Nike
Apple ATHLETA
Capital One

MINI SOU 名創優品 Romina's HAVANA 1957 AMERICAN EAGLE OUTFITTERS sunglass hut
havaianas URBAN OUTFITTERS CB2

Starbucks OAKLEY ALDO
PANDORA Pizza Luv FOREVER 21 LIVE!
SPRIS SALT & STRAW NESPRESSO

UNO de 50 SEE WILLIAMS-SONOMA
POTTERY BARN
KIKO MILANO Penguin One

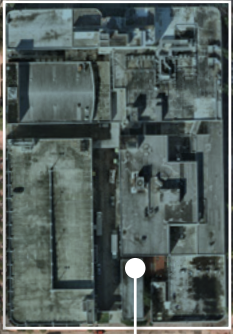
macy's
Marshalls

New World Symphony
America's Unleashed Audiences
Michael Mann Forum, Atlas Theater

Soundscape Park
Audres STEVE MADDEN
Bank of America d'vine
SURF STYLE

MAC AVANT gallery OSKLEN
SHAKE SHACK TED BAKER TASCHEN

GARMIN Lids crocs
CHILLIBEANS Kinnell TAPELIA
swatch H&M



Casper
REGAL CINEMAS
All Natural BENG & JERRY'S
BRITTO WOK TO WALK
ZADIG & VOLTAIRE

MIAMI NEW DRAMA COLONY THEATRE
LACOSTE
Segafredo ZANETTI
Hurley
for all mankind
THE FRIEZE DE LUXE

GROOVY'S LINCOLN ROAD HALL
Kushy Fine Art
VALIANT

VICTORIA'S SECRET

RACING J. CREW
SWAROVSKI
AKIRA Mel
Brandy Melville

MC2 DOG BAR
Deazigal
GNC
The Cheesecake Factory
OAKLEY

GUESS Kiehl's SINCE 1981
pelé SOCCER
Miami Beach Community Church
Miami Beach Latin Chamber of Commerce

ORO MILA TUMI
Dr. Martens SEPHORA adidas lululemon
SKECHERS oh!mexico

Häagen-Dazs ZARA
SCOTCH & SODA AMSTERDAM COUTURE Ray-Ban

Lenox Ave

Michigan Ave

Jefferson Ave

Lincoln Road

Meridian Ave

Pennsylvania Ave

Drexel Ave

Washington Ave



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