



Sailfish Landing Shopping Center

35202 S Dixie Hwy, Florida City, FL 33034

Ivette Lopez

Cutler Bay Executive Offices

10720 Caribbean Blvd, Suite PH600, Cutler Bay, FL 33189

cutlerbayoffices@gmail.com

(305) 477-0101



Sailfish Landing Shopping Center

\$35.00 /SF/YR

Prime Retail Space Available on US-1 in Florida City

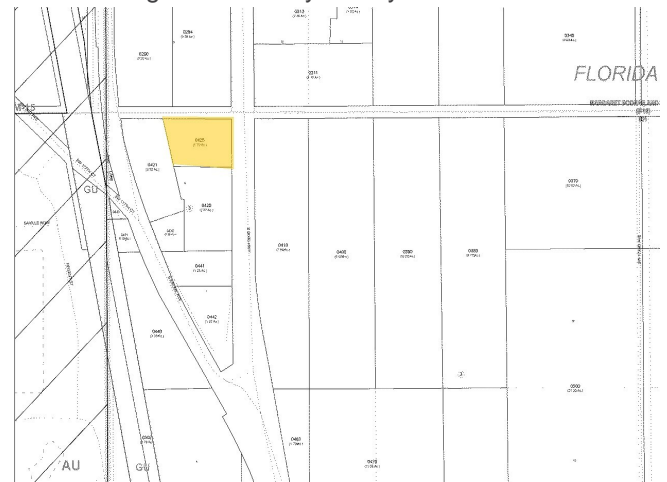
Sailfish Landing Shopping Center offers high-visibility retail opportunities in one of South Florida's busiest commercial corridors. Strategically located along S Dixie Hwy (US-1) at the gateway to the Florida Keys, this well-trafficked center is surrounded by national retailers, tourist destinations, and dense residential communities.

This vibrant shopping center is anchored by national brands and features a strong tenant mix, high daily traffic counts, and excellent signage opportunities. Whether you're a national chain, local retailer, or service provider, Sailfish Landing delivers the exposure and foot traffic your business needs to grow.

Property Highlights:

Located on US-1 (S Dixie Hwy) with outstanding frontage...

- On the Right on the way to Key West



| | |
|----------------------|------------------------|
| Rental Rate: | \$35.00 /SF/YR |
| Property Type: | Shopping Center |
| Center Type: | Strip Center |
| Stores: | 9 |
| Center Properties: | 2 |
| Frontage: | South Dixie Highway |
| Gross Leasable Area: | 18,000 SF |
| Walk Score ®: | 54 (Somewhat Walkable) |
| Rental Rate Mo: | \$2.92 /SF/MO |

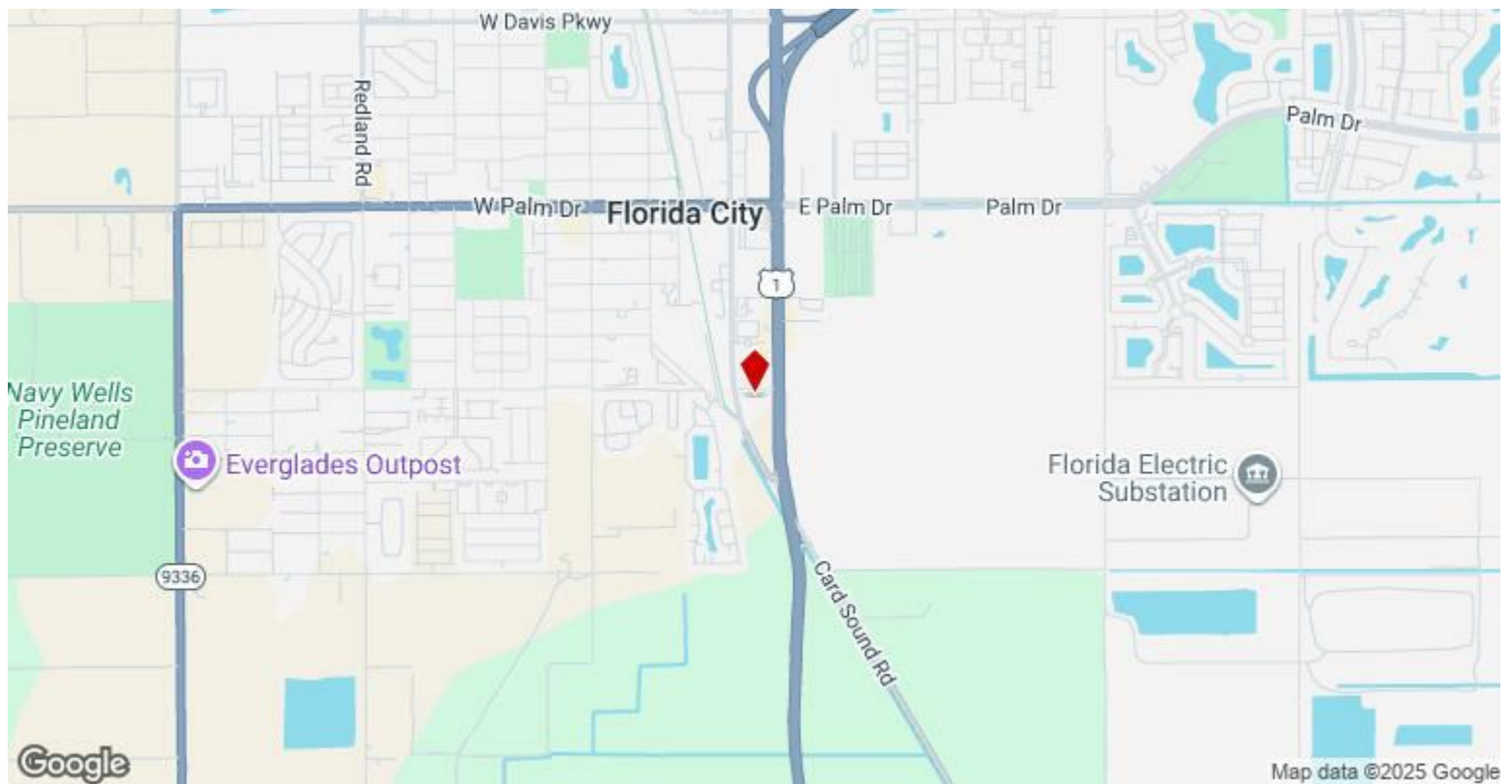
1st Floor Ste 150

| | |
|-----------------|------------------|
| Space Available | 1,561 SF |
| Rental Rate | \$35.00 /SF/YR |
| Contiguous Area | 1,561 SF |
| Date Available | Now |
| Service Type | Triple Net (NNN) |
| Space Type | Relet |
| Space Use | Office/Retail |
| Lease Term | Negotiable |

Versatile retail suite located in the bustling Sailfish Landing Shopping Center along high-traffic US-1. This space offers excellent visibility, strong foot traffic, and flexible build-out potential—perfect for a liquor store, beauty or wellness spa, real estate office, or other customer-focused retail or service businesses.

Major Tenant Information

| Tenant | SF Occupied | Lease Expired |
|-----------------------------------|-------------|---------------|
| Checkers Liquors | - | |
| Extraordinary Martial Arts | - | |
| Keys Electric & Design Center LLC | - | |
| Puro Cigars | - | |



35202 S Dixie Hwy, Florida City, FL 33034

Prime Retail Space Available on US-1 in Florida City

Sailfish Landing Shopping Center offers high-visibility retail opportunities in one of South Florida's busiest commercial corridors. Strategically located along S Dixie Hwy (US-1) at the gateway to the Florida Keys, this well-trafficked center is surrounded by national retailers, tourist destinations, and dense residential communities.

This vibrant shopping center is anchored by national brands and features a strong tenant mix, high daily traffic counts, and excellent signage opportunities. Whether you're a national chain, local retailer, or service provider, Sailfish Landing delivers the exposure and foot traffic your business needs to grow.

Property Highlights:

Located on US-1 (S Dixie Hwy) with outstanding frontage and visibility

Surrounded by major retailers, QSRs, and hospitality operators

Ample parking for customers and employees

Excellent signage opportunities on monument and building façades

High traffic from both local residents and travelers heading to and from the Florida Keys

Close proximity to Florida Turnpike, Homestead, and Everglades National Park

Flexible unit sizes available – ideal for retail, restaurants, medical, or service-based businesses

Don't miss the opportunity to join a high-performing center in a high-growth market.

Contact us today for current availability and leasing details.

Property Photos



Property Photos



Property Photos



Property Photos

