

1350 SF OFFICE

FOR LEASE

MARTY BRADLEY

305.785.7044

mbradley@madduxco.com

MADDUX & COMPANY

305.264.9661

1350 SF OFFICE
BIRD ROAD ARTS DISTRICT

Positioned within one of Miami's most iconic cultural hubs, this property benefits from the area's unique blend of art studios, galleries, and creative enterprises, attracting visitors and professionals alike. Its proximity to major highways ensures excellent accessibility, while its location in the Bird Road Arts District provides a distinctive setting that fosters innovation and collaboration.



4180 SW 74 CT

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**MADDUX AND
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**4140 - 4196 SW 74th CT
OFFICE SPACE FOR LEASE**

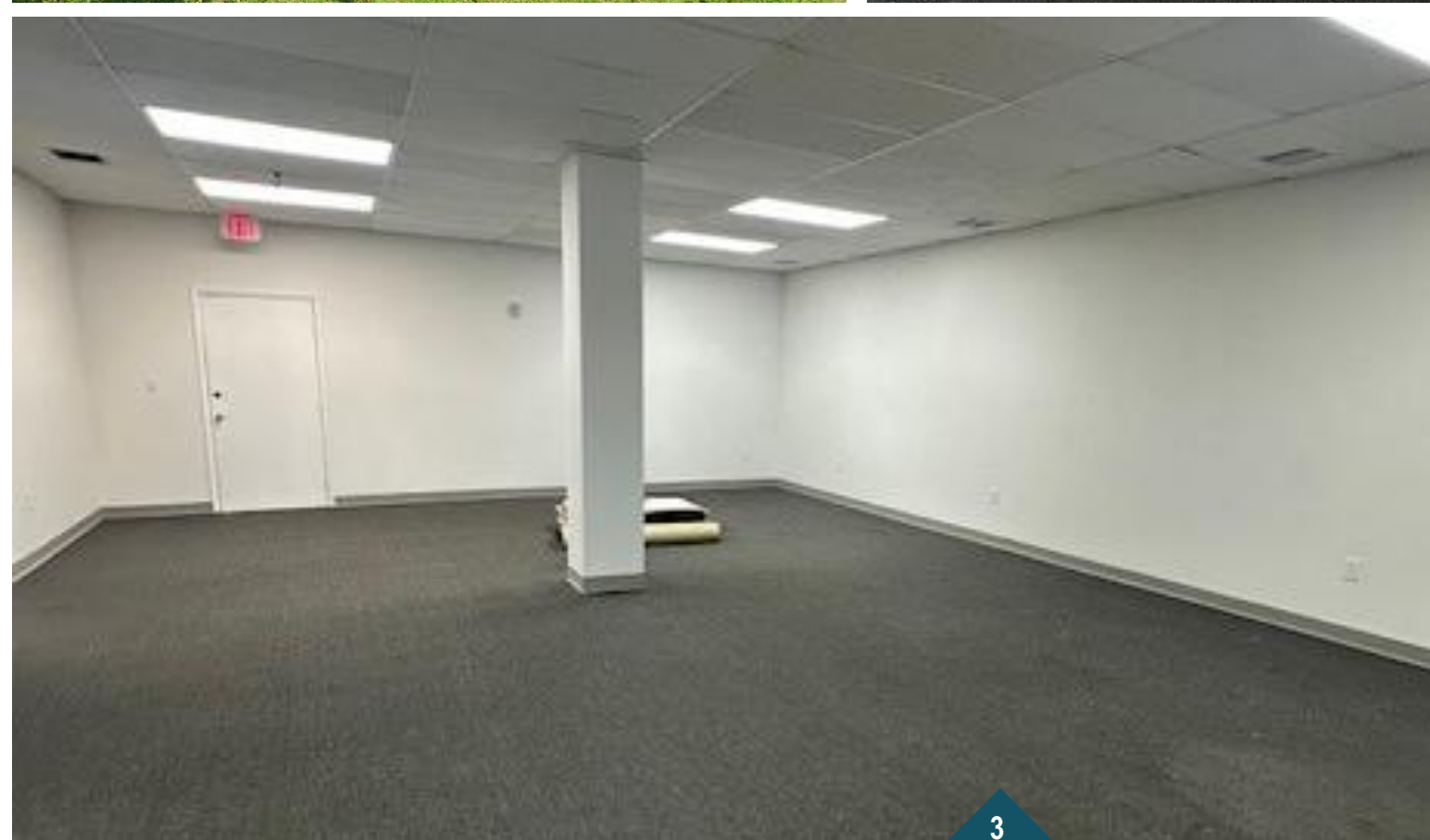
\$22.00 Per Square Foot – Modified Gross

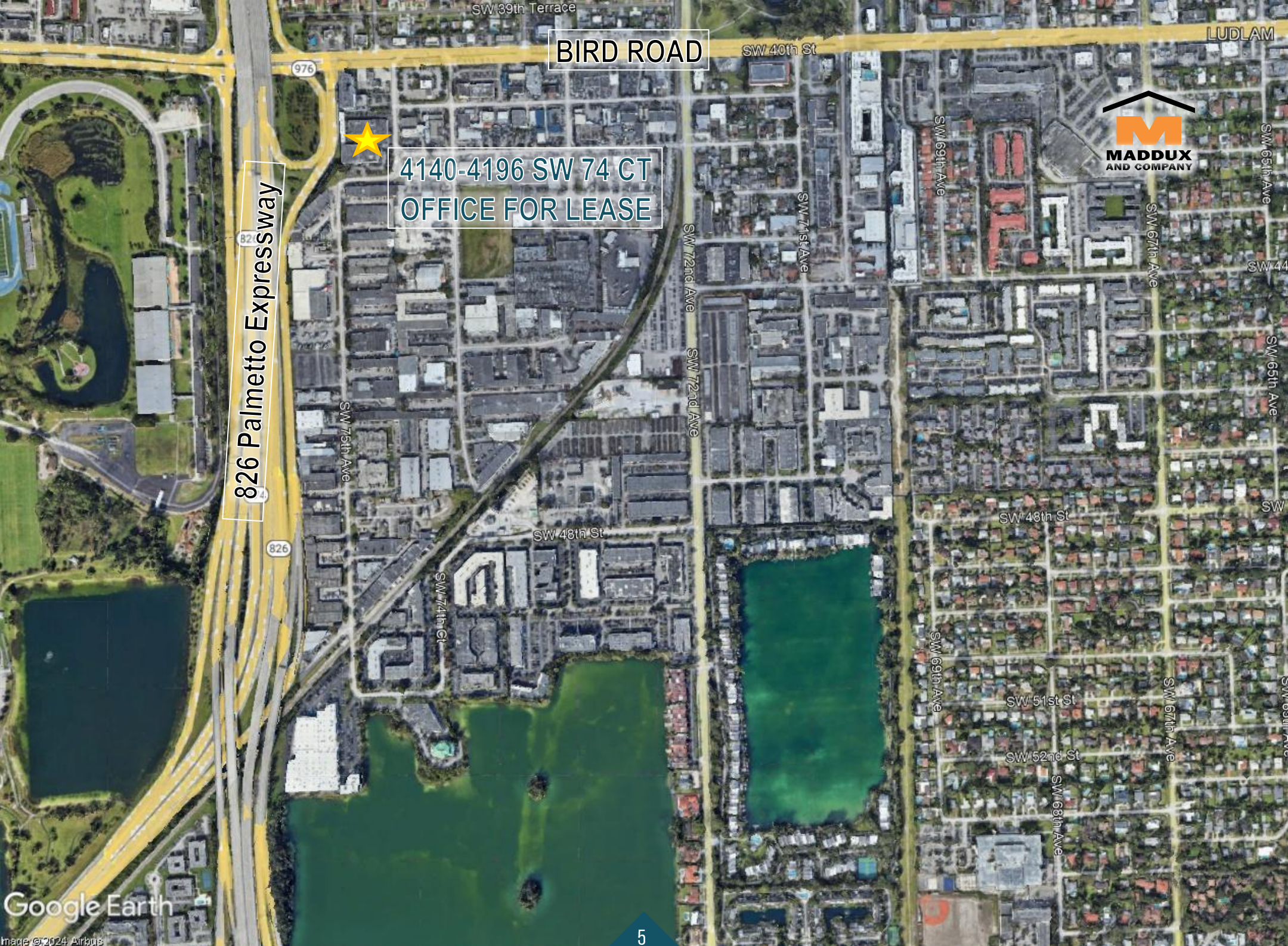
Located in the heart of the vibrant Bird Road Arts District, 4180 SW 74th Court, Miami, FL 33155, offers an exceptional commercial property opportunity for businesses seeking a dynamic and creative environment.

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The building features modern facilities and adaptable spaces suited for a variety of professional uses, along with ample parking to accommodate employees and clients. Nearby dining, shopping, and entertainment options add to the appeal, making it an ideal location for businesses looking to thrive in a creative and energetic community.

Seize the opportunity to establish your business in one of Miami's most exciting neighborhoods. Contact us today to explore 4180 SW 74th Court and see how it can inspire your success!





BIRD ROAD

SW 40th St

LUDLAM

976

826 Palmetto Expressway



4140-4196 SW 74 CT
OFFICE FOR LEASE



SW 69th Ave

SW 67th Ave

SW 65th Ave

SW 44th St

SW 65th Ave

SW 63rd Ave

SW 48th St

SW 51st St

SW 52nd St

SW 68th Ave

SW 67th Ave

SW 69th Ave

SW 48th St

SW 74th Ct

SW 72nd Ave

SW 72nd Ave

SW 71st Ave

SW 75th Ave

826

Google Earth

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