







# Project Overview

VRE is thrilled to present an exciting opportunity to lease The Highley House, perfectly located on 22nd Street and North Miami Avenue in Wynwood. The project consists of 2 towers, one on the East side of North Miami Ave and one on the West side.

This property is highly visible from Miami Avenue and attracts foot and vehicular traffic due to its proximity to a dense hub of office and residential buildings, bars/eateries, and tourist destinations.

The Highley House is inspired by Wynwood's rich history, vibrant neighborhood, and ongoing arrival of MICHELIN-star restaurants, designer shops, bistros, wine bars, and cocktail lounges.

+/- 14,589  
RSF RETAIL WEST

+/- 5,503  
RSF RETAIL EAST

+/- 72,331  
SF OFFICE SPACE

304  
RENTAL APARTMENT UNITS

## PROJECT ADDRESS

**West Building**  
2150 N Miami Ave  
Miami FL 33127

**East Building**  
2115 N Miami Ave  
Miami FL 33127





# Landscaped Open-Air Courtyard



Highley House East

Highley House West



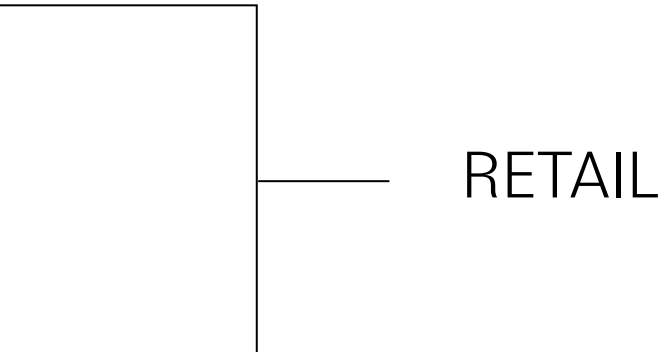


# East Building Diagram - East Elevation





# West Building Diagram - North Elevation





# West Building Diagram - East Elevation



RETAIL



West Building Diagram - South Elevation



RETAIL



# West Building Diagram - West Elevation



RETAIL



East Side Retail

N . M I A M I A V E N U E



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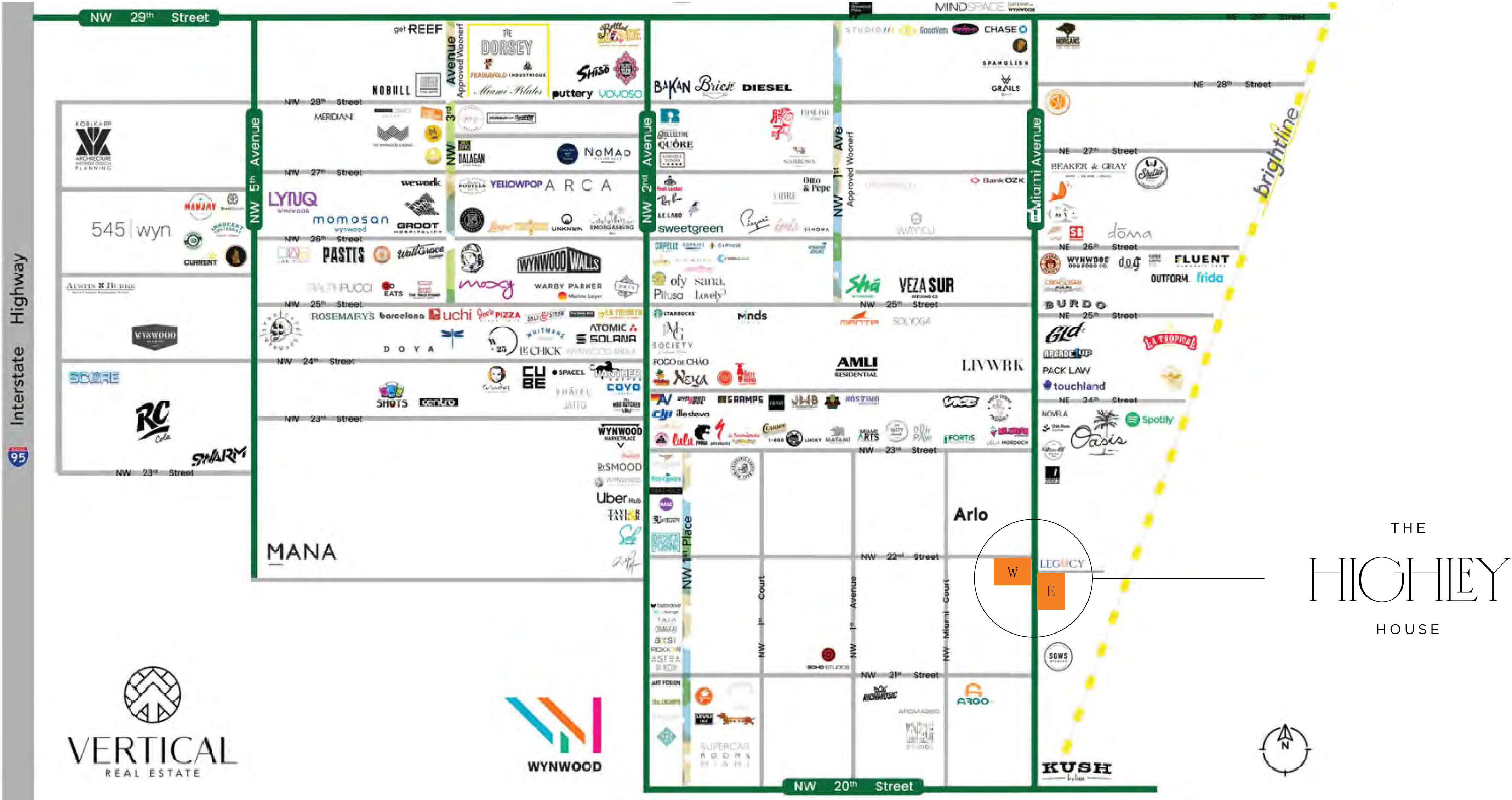


West Side Retail





# The Highley House - Map







# Wynwood Vibe

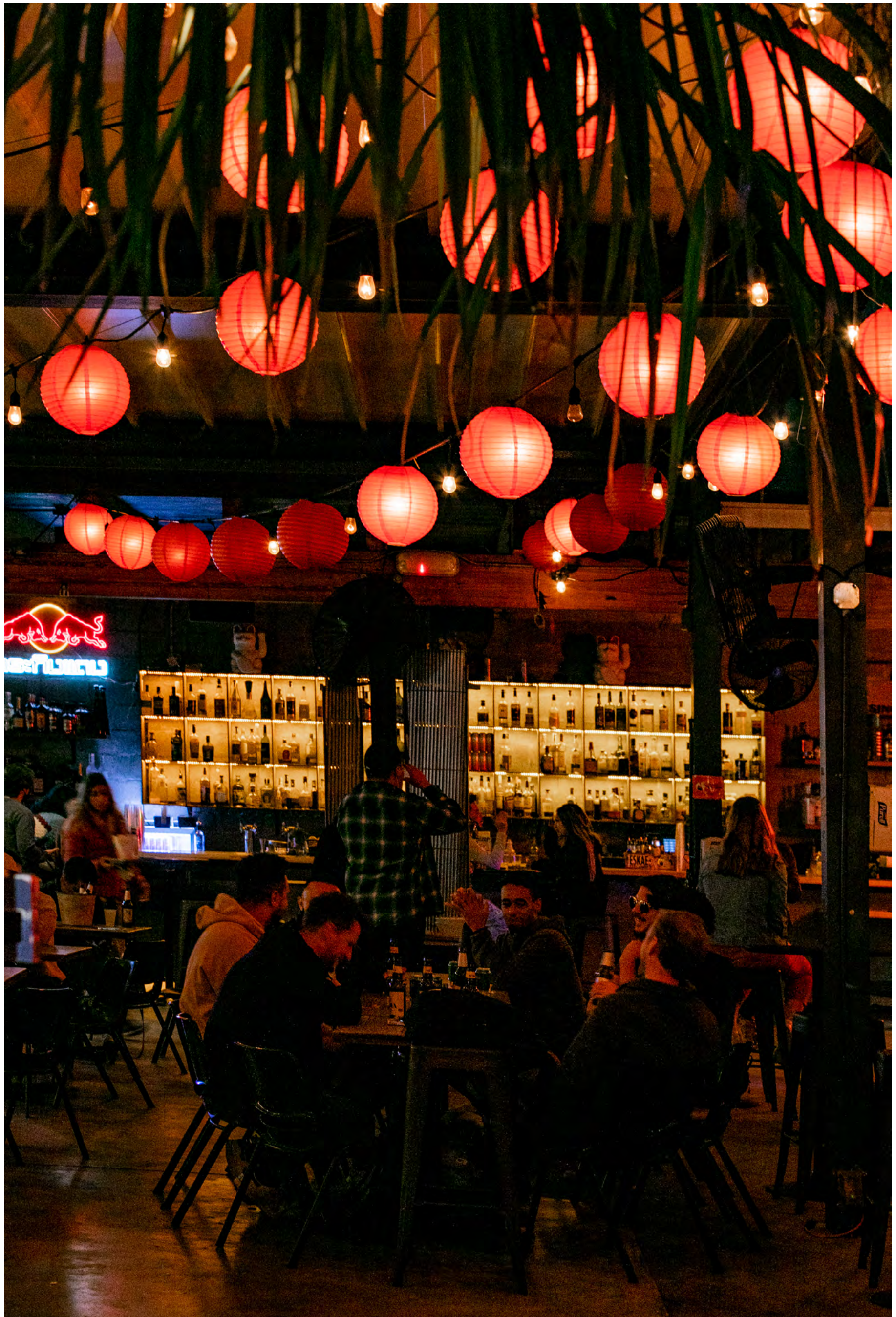
Wynwood is the art and soul of Miami. The former warehouse district has become the arts hub of South Florida with works and galleries by up and coming and established artists. What started with murals, street art and graffiti has transformed into a must see neighborhood for food, shopping, living and working. The area is recognized globally as the premier destination for art, fashion, innovation and creativity where a new generation of entrepreneurs want to live, work and play. A Dutch-inspired woonerf is in the planning and approval stages for Wynwood which would further add to the appeal. A living street designed with pedestrian and cyclists in mind and make more out of the outdoor spaces.















ARTIST'S CONCEPTUAL RENDERING

# The Team

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