



FOR LEASE

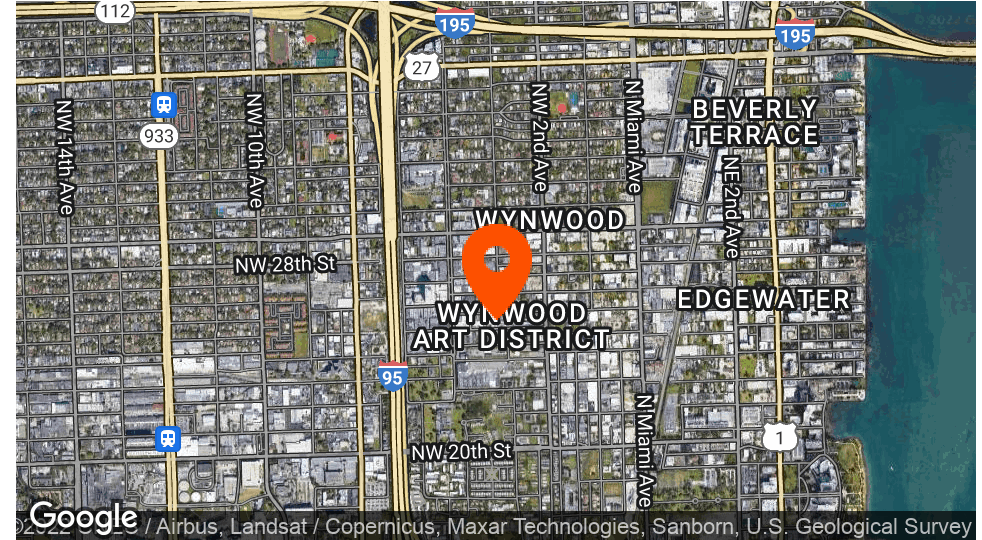
CORE WYNWOOD F+B

345 NW 24th Street, Miami, FL 33127

CORE WYNWOOD F+B

345 NW 24th Street, Miami

EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$62 NNN
Building Size:	1,808 SF
Outdoor Walled Patio	3,067 SF
Total Venue	4,875F
NNN Cam Budget	\$50,000
Proposed USE	F+B Venue

PROPERTY OVERVIEW

DWNTWN Retail Advisors has been retained to lease this free standing building in the core of Wynwood's premium Food and Entertainment area. Surrounded by institutions and a vibrant dining and entertainment scene this free-standing building is ideally suited for an F+B venue. This building features a small interior building and a large outdoor gated and walled interior patio. This location is not a 2nd generation food and beverage venue and must be renovated to retail and food and beverage use and code standards. Total usable SF in the venue 4,875 SF with 1,808 SF interior and 3,067 SF private gated and walled in exterior. The ideal tenant is a qualified and experienced restaurant operator.

PROPERTY HIGHLIGHTS

- Free Standing F+B Venue
- Outdoor Walled Off Private Interior Seating
- Core Wynwood Location
- Adjacent to KYU, Dogfish Brewery, UCCL, and others
- Premium Food and Entertainment Wynwood Location

Tony Arellano P.A. // Managing Partner
ta@dwntwnrealtyadvisors.com // (P) 786.235.8330

Joe Fernandez // Executive
jff@dwntwnrealtyadvisors.com // (P) 305.909.7343 x108

DWNTWN REALTY ADVISORS
A Commercial Brokerage Firm

[View Inventory](#)

CORE WYNWOOD F+B

345 NW 24th Street, Miami

RETAIL CONTEXT MAP



Tony Arellano P.A. // Managing Partner
ta@downtwnrealtyadvisors.com // (P) 786.235.8330

Joe Fernandez // Executive
jff@downtwnrealtyadvisors.com // (P) 305.909.7343 x108

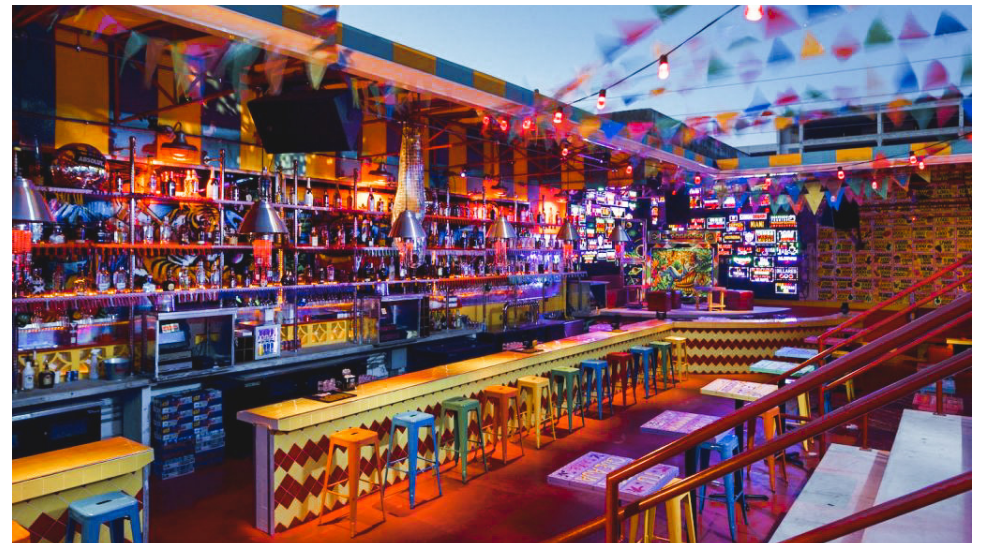
DWNTWN REALTY ADVISORS
A Commercial Brokerage Firm

[View Inventory](#)

CORE WYNWOOD F+B

345 NW 24th Street, Miami

PROPERTY PHOTOS



Tony Arellano P.A. // Managing Partner
ta@dwntwnrealtyadvisors.com // (P) 786.235.8330

Joe Fernandez // Executive
jf@dwntwnrealtyadvisors.com // (P) 305.909.7343 x108

DWNTWN REALTY ADVISORS
A Commercial Brokerage Firm

[View Inventory](#)

CORE WYNWOOD F+B

345 NW 24th Street, Miami

IDEAL F+B CONCEPTS



Tony Arellano P.A. // Managing Partner
ta@dwntwnrealtyadvisors.com // (P) 786.235.8330

Joe Fernandez // Executive
jf@dwntwnrealtyadvisors.com // (P) 305.909.7343 x108

DWNTWN REALTY ADVISORS
A Commercial Brokerage Firm

[View Inventory](#)

CORE WYNWOOD F+B

345 NW 24th Street, Miami

DWNTWN
REALTY ADVISORS
25.77°N -80.19°W

THE NEIGHBORHOOD



"America's best hipster neighborhood"

- Forbes

Tony Arellano P.A. // Managing Partner
ta@dwntwnrealtyadvisors.com // (P) 786.235.8330

Joe Fernandez // Executive
jf@dwntwnrealtyadvisors.com // (P) 305.909.7343 x108

DWNTWN REALTY ADVISORS
A Commercial Brokerage Firm

[View Inventory](#)

CORE WYNWOOD F+B

345 NW 24th Street, Miami

THE NEIGHBORHOOD



Tony Arellano P.A. // Managing Partner
ta@dwntwnrealtyadvisors.com // (P) 786.235.8330

Joe Fernandez // Executive
jff@dwntwnrealtyadvisors.com // (P) 305.909.7343 x108

DWNTWN REALTY ADVISORS
A Commercial Brokerage Firm

[View Inventory](#)

CONTACT

Tony Arellano P.A.

Managing Partner

(C) 786.333.7199

(O) 786.235.8330

ta@dwntwnrealtyadvisors.com

Joe Fernandez

Executive

(C) 305.310.9062

(O) 305.909.7343 x108

jf@dwntwnrealtyadvisors.com



25.77°N -80.19°W