



# ALLAPATTAH ASSEMBLAGE

220-UNIT MULTIFAMILY | LLA & LIHTC ELIGIBLE

**\$11,000,000**



## 3-PARCEL ASSEMBLAGE | ±39,691 SF LOT

2189 NW 20TH ST | 2192 NW 21ST TER | 2053 NW 22ND AVE - MIAMI FL 33142

- LOCATED IN QCT – MAY QUALIFY FOR LIHTC 4% + 30% BOOST
- LLA TAX ABATEMENT ELIGIBLE
- STRONG RENTAL DEMAND
- CLOSE TO CIVIC CENTER, WYNWOOD, I-95
- ZONED T6-8-O + D1 (LLA OVERLAY)
- 220-UNIT MULTIFAMILY CONCEPT PLAN (AVAILABLE ON REQUEST)
- PRIME ALLAPATTAH LOCATION
- PARKING REDUCTION ELIGIBLE

UNLOCK INCOME POTENTIAL OR REIMAGINE A SPACE TO FIT YOUR BUSINESS GOALS. OUR EXPERT TEAM HANDLES EVERY STEP OF THE PROCESS.

LET US DO THE SAME FOR YOU—CONTACT US TODAY!

Disclaimer: Conceptual massing models and renderings shown are for illustrative purposes only. Final design subject to approvals. Buyers must perform their own due diligence.



**Madelin  
Estupinan**

PRINCIPAL/FOUNDER OF THE ESTUPINAN GROUP  
COMMERCIAL DIVISION DIRECTOR

37 YEARS' EXPERIENCE

CCIM 101 GRADUATE 2005 / CB COMMERCIAL 2005

**CALL/TEXT/WHATSAPP: 786-514-8046**

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