



**8975 NW 27TH AVE/ 2540 NW  
90TH ST MIAMI, FL 33147**  
**2 ACRE DEVELOPMENT OPPORTUNITY IN  
THE HEART OF WEST LITTLE RIVER**

Live Local Special!!

Exceptional 2 Acre Development Opportunity  
in the heart of West Little River, Miami, FL

This prime location, fronting NW 27th Ave  
(Smart Corridor), with an average daily traffic  
count of 33,500. The offering consists of two  
properties:

This property fronts NW 27th Ave and  
includes a grandfathered dealership and  
mechanic facility license.

Positioned on the Rapid Transit North  
Corridor, a \$1.9B program designed to extend  
the County's existing Metrorail system along  
NW 27th Avenue, providing a seamless transit  
experience from the Martin Luther King  
Station to County Line.

**PRICE: \$6,890,000**

Total Building Size: 5,522 Sqft

Total Land Size: 91,289 Sqft (2.09 Acres)



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