



**2200 NW 90TH ST  
Miami, FL 33147**

**OPPORTUNITY ZONE  
MULTIFAMILY SITE –  
48 UNITS**



**SCAN FOR INFO**

**Robin Perez**

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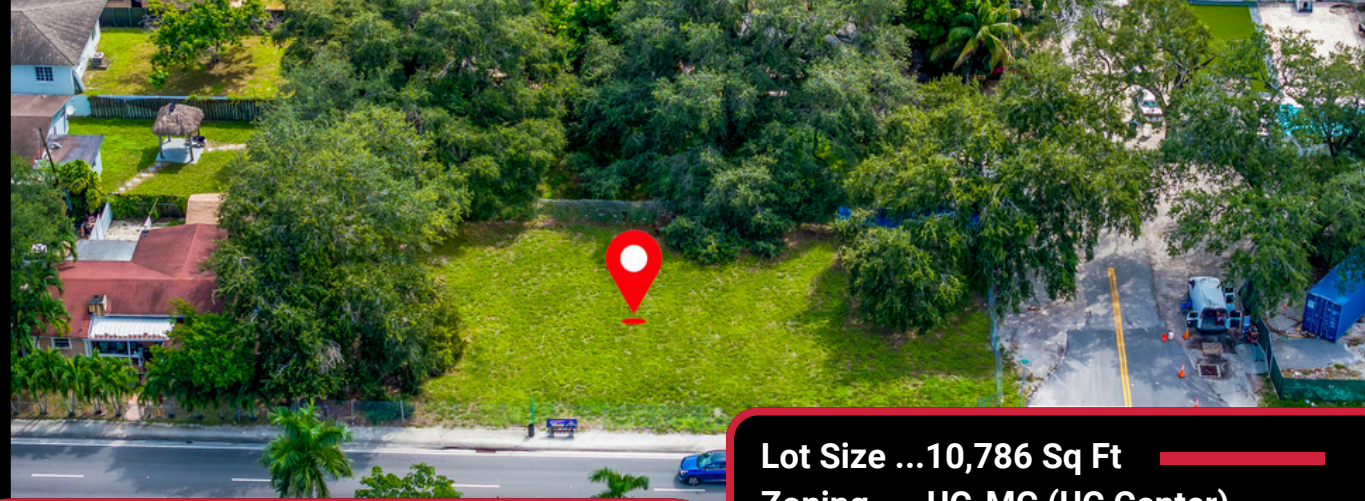
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**Lot Size ...10,786 Sq Ft  
Zoning .... UC-MC (UC Center)**

**PRICE: 1,950,000**

Little 22 is a ±10,786 SF corner site in West Little River, Miami, nearing approval for an 8-story multifamily project totaling 48 units (36 1B/1B, 6 1B+Den/1B, 6 2B/2B, including 6 workforce set-asides) with 34 parking spaces, 7 of them EV-capable. Located at NW 22nd Avenue & NW 90th Street, it offers strong visibility, transit access, and proximity to major retailers and employment centers. As part of an Opportunity Zone, it provides significant tax advantages



Unit Type	Units	Sec8 Rent (per unit)	Sec8 Annual
1B /1B	36	\$ 1,700.00	\$ 734,400.00
1 B + Den / 1 B	6	\$ 1,750.00	\$ 126,000.00
2B / 2B	6	\$ 2,000.00	\$ 144,000.00
TOTAL	48		\$1,004,400.00