

FOR LEASE

GATOR GATOR 4848

INVESTMENTS 4848 NW 7TH AVENUE | MIAMI, FL 33127



PROPERTY OVERVIEW

- Free Standing Building
- Direct Frontage to NW 7th Ave/SR 441
- +/- 2,000 SF Restaurant Ready Space w/Additional Retail Area
- On-Site & Street Parking
- GLA of +/- 5,357 SF
- Land Area +/-14,500 SF

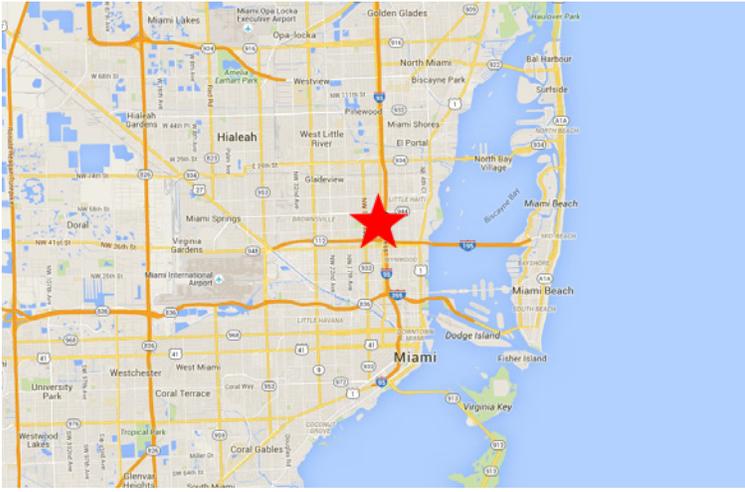
LOCATION OVERVIEW

- Located in Liberty Square, west of I-95
- Intersection: NW 7th Ave/SR 441 & NW 49th St
- Miami-Dade County
- Traffic Count: 19,000 AADT

www.GatorInvestments.com
7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016

James A. Goldsmith, Lic. Real Estate Broker

LEASING INFO: 877.459.9605
Leasing@GatorInvestments.com



DEMOGRAPHICS

• 2025 Estimates

**4848 NW 7TH AVENUE
MIAMI, FL 33127**

TRADE AREA	1 MILE	3 MILE	5 MILE
POPULATION	30,540	269,433	648,723
AVG. HH INCOME	\$64,306	\$89,234	\$108,537
AVG. AGE	37	37	39



Owned and Operated By A
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Affiliated Company

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