

BLUE LAGOON SHOPPES



FOR LEASE • PREMIUM RETAIL OPPORTUNITY

5600 WATERFORD DISTRICT DRIVE • MIAMI, FL 33126 (FORMERLY 5600 BLUE LAGOON DRIVE)

ONE SPACE REMAINING - LANDLORD IS HIGHLY MOTIVATED TO DO A DEAL!
INCREDIBLE OPPORTUNITY FOR YOUR BUSINESS TO BE NEXT TO BEST IN CLASS NATIONAL BRANDS

JOIN:



PROPERTY FEATURES

PRICING:

CALL FOR DETAILS

Landlord eager to lease final vacancy! Subject to concept and financials, Landlord is offering an above market commission and tenant allowance.

AVAILABLE:

UNIT 16 - 3,751± SF

GLA:

30,300 ± SF

PARKING:

Abundant parking with 7 spaces per 1,000 SF dedicated to retail with 8 Tesla supercharger stations.

LOCATION:

The subject site is located on the SEC of NW 57th Ave & Blue Lagoon Dr, just south of the Palmetto Expy in Miami, FL.

BLUE LAGOON SHOPPES

The Blue Lagoon Shoppes sit at the gateway to the Waterford Business District on the southeast corner of Red Road (57th Ave) and Waterford District Drive. The Waterford Business District is home to more than three million square feet of office space, nine hotels and almost 300 residential units.



CONTACT US:

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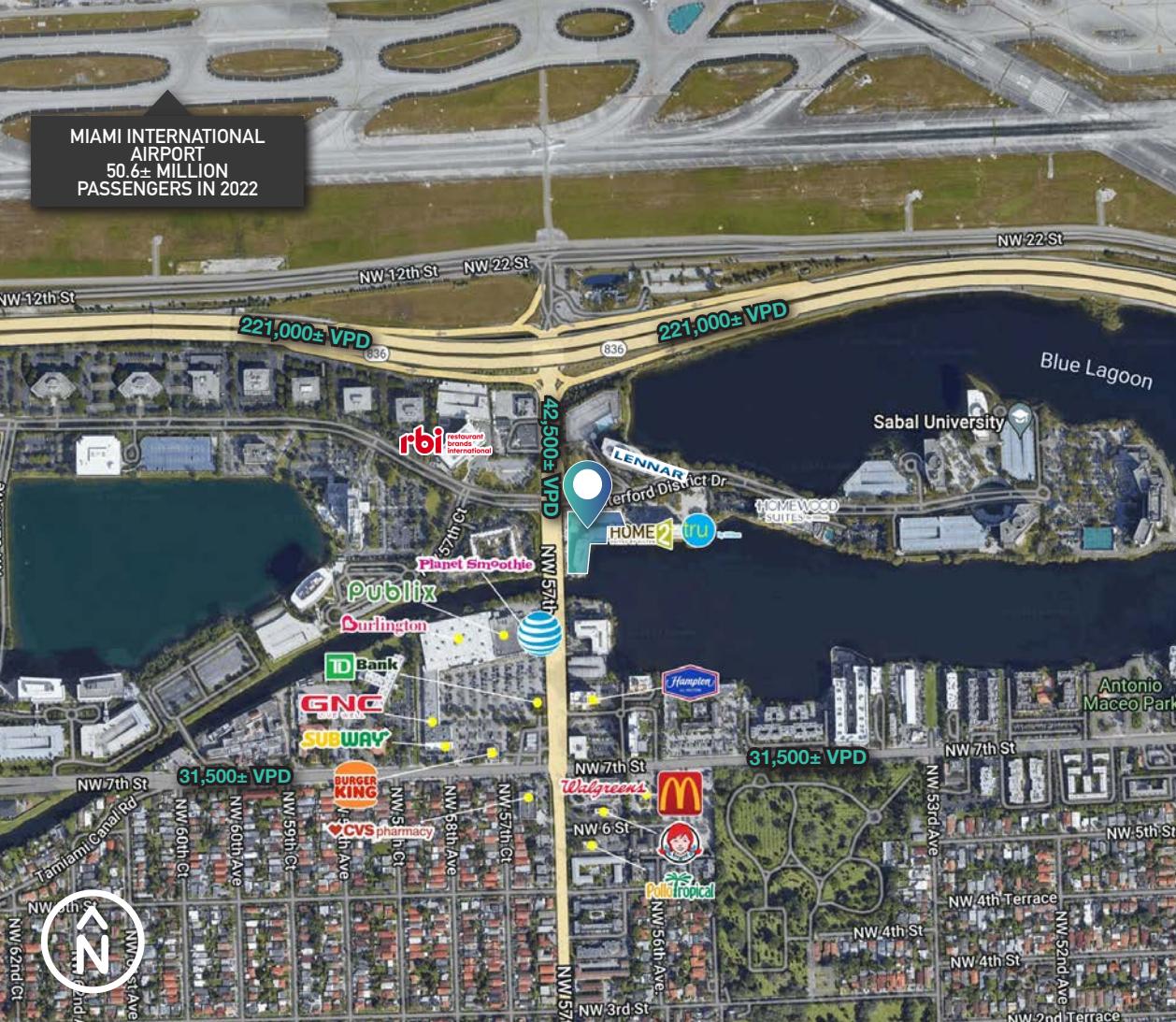
SAM DALTON

Advisor

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WATERFORD BUSINESS DISTRICT: 3,000,000 SQUARE FEET OF OFFICE SPACE AND 9 HOTELS

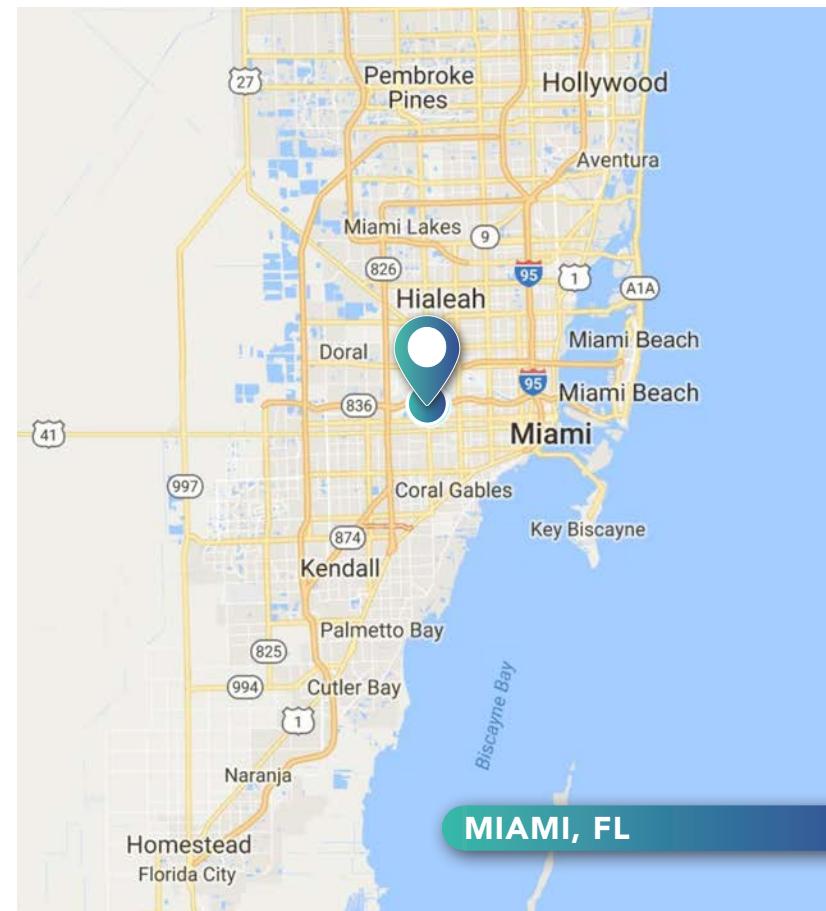
WBD Tenants include: Pernod Ricard Travel Retail, Finsight Group, Southeastern Management, Swatch Group, Rohde & Schwarz, The RealReal, Franchise World Headquarters (Subway), Toyota, Yamaha, FedEx, Atkins, Sony, Gilead, Novartis, SAP, FirstBank, Molson Coors BK, Estee Lauder, Marriott, Hilton and more

2025 DEMOGRAPHICS BLUE LAGOON SHOPPES

	AVERAGE H.H INCOME	\$74,857
	POPULATION	18,211
	EMPLOYMENT DENSITY	12,929

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MIAMI, FL

1 MILE	2 MILE	3 MILE	5 MILE
\$74,857	\$95,473	\$103,927	\$96,588
18,211	62,423	161,903	554,615
12,929	56,348	174,528	466,930



TrinityCRE.com

1951 NW 19th St • Suite 103 • Boca Raton, FL 33431

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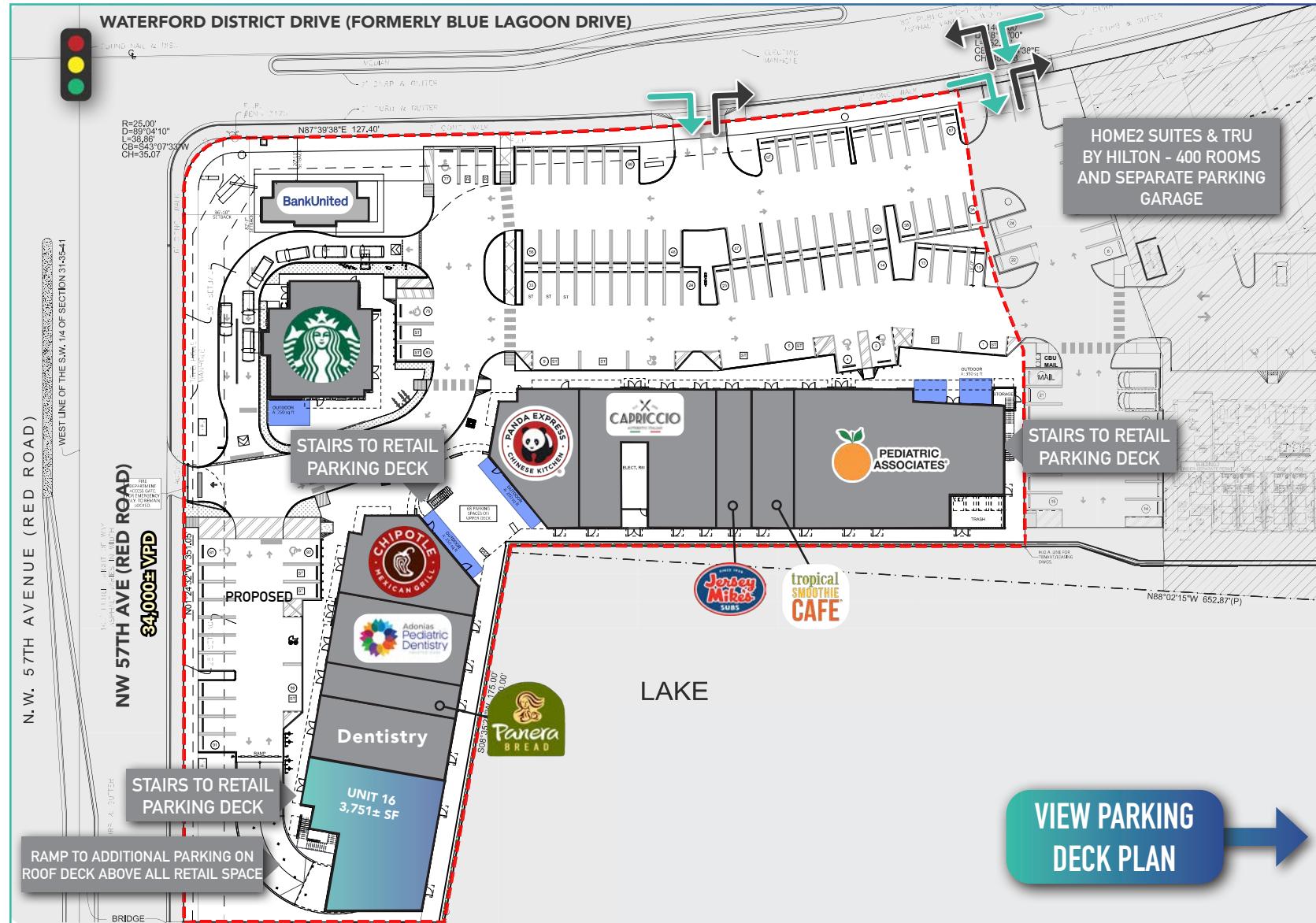
This information is considered accurate, but not guaranteed.



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SITE PLAN

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PARKING

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