



# Red Bird Shopping Center

## Property Overview

Red Bird is located at the northeast corner of S.W. 40th Street (Bird Road) and S.W. 57th Ave. (Red Road), placing it strategically at the heart of both the cities of Coral Gables, South Miami, and less than 3 minutes away from the University of Miami. The property consists of 95,089 sq. ft. of retail tenants and is anchored by the specialty grocer Milam's Supermarket, Walgreens, Space Coast Credit Union and the award winning Matsuri Japanese Restaurant.

## Advantages

The Shopping Center is located in one of the most densely populated middle to upper income areas of Miami-Dade County. This combined with limited competition within the trade area provides the necessary ingredients for a successful business environment.

### DEMOGRAPHICS 2022

#### POPULATION

1 mile - 29,573  
 3 mile - 122,0925  
 5 mile - 373,8011

#### AVG. HOUSEHOLD INCOME

1 mile - \$149,714  
 3 mile - \$98,922  
 5 mile - \$87,121

#### NUMBER OF HOUSEHOLDS

1 mile - 49,321  
 3 mile - 71,902  
 5 mile - 170,732

**AVG. DAILY TRAFFIC COUNT - 111,000+/-**

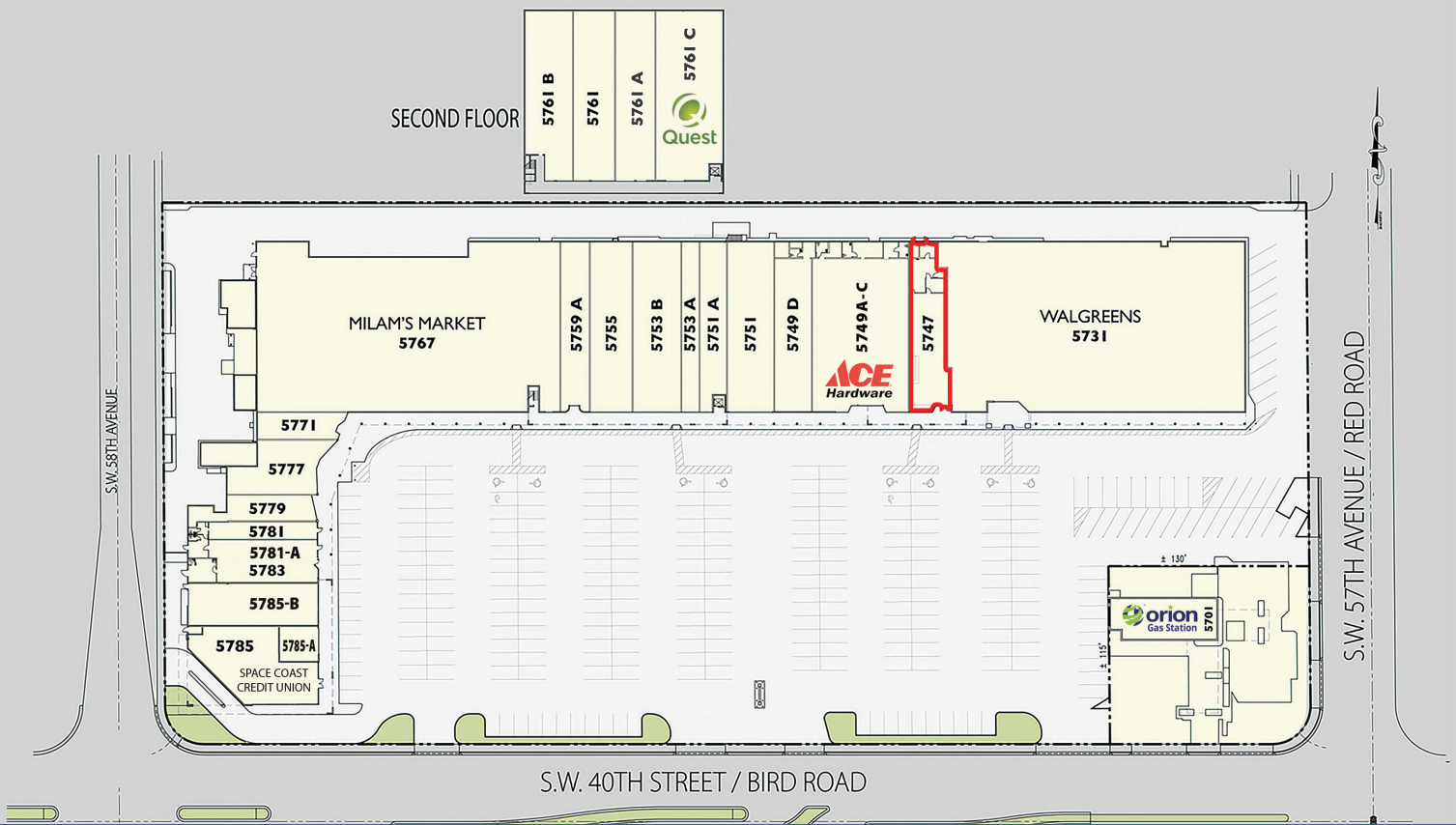


For information please contact



David Noble | 305.510-9479 | [dnoble@noblerg.com](mailto:dnoble@noblerg.com)

For information please contact David Noble | 305.510-9479 | [dnoble@noblerg.com](mailto:dnoble@noblerg.com)



## Current Tenants

Tenant	Unit Number	Sq. Ft.
Orion Gas Station	5701	3,000
Walgreens	5731	21,762
Available	5747	2,639
Ace Hardware	5749A-C	7023
Top Hat Wine & Spirits	5749D	2,552
Taipa Peruvian Restaurant	5751	3,300
Laria Med Spa	5751A	1,600
R.G. Jewelers	5753A	1,600
Red Bird Animal Clinic	5753B	2,987
Matsuri Restaurant	5759A	2,500
Apizza Brooklyn	5755	3,058
Quest Diagnostics	5761C	4,226
Pancitas Pregnancy Imaging	5761A	1,100
Physician's Weight Loss Center	5761B	1,563
The Brandon Company	5761	1,708
Milam's Supermarket	5767	18,187
Red Bird Dental	5771	962
Gilbert's Bakery	5777	2,212
Red Bird Hair Stylist	5779	1,195
AT & T Phone Store	5781	1,041
Bloom Bar Nail Salon	5781A/5783	2,274
Presto Cleaners	5785A	600
Laria Optical Center	5785B	2,215
Space Coast Credit Union	5785	4,050

## Call for space availability





**Downtown Miami**

**Downtown Coral Gables**

**The Biltmore Hotel**

**Red Bird Shopping Center**