



**750-790 NW 96TH ST
MIAMI, FL 33150**

MIAMI URBAN CORE ACREAGE WITH EXISTING INCOME AND DEVELOPMENT POTENTIAL

Rare infill acre with income, parking, and major rezoning upside in Miami’s expanding urban core. Exceptional opportunity to acquire over 1 acre (44,100 SF) of strategically located land, just one block west of I-95, providing immediate highway access and positioning the property directly in the path of ongoing and future redevelopment along this growing corridor. The site includes a 3,000 SF freestanding building (built in 2006) currently operating as a daycare and offered in its original condition — providing a clean slate for repositioning, expansion, or redevelopment.

Zoning & Development Potential

The property is currently zoned RU-3B (Bungalow Court), allowing up to 22 residential units by right.

Ideal For:

- Congregations seeking expansion (currently zoned for church use)
- Daycare or educational operators
- Residential developers
- Mixed-use developers pursuing future rezoning upside
- Investment Highlights

PRICE: \$1,200,000

Building Size: 2,992 SF

Lot Size: 44,100 SF

Zoning: RU-3B 5100



MARTINA SMOLÁKOVÁ
C: 305.801.0759
E: MAS@FAUSTOCOMMERCIAL.COM

ROBIN PEREZ
C: 786.261.5393
E: RDP@FAUSTOCOMMERCIAL.COM