

THE JUNGLE ROOFTOP RESTAURANT



RETAIL PROPERTY FOR LEASE

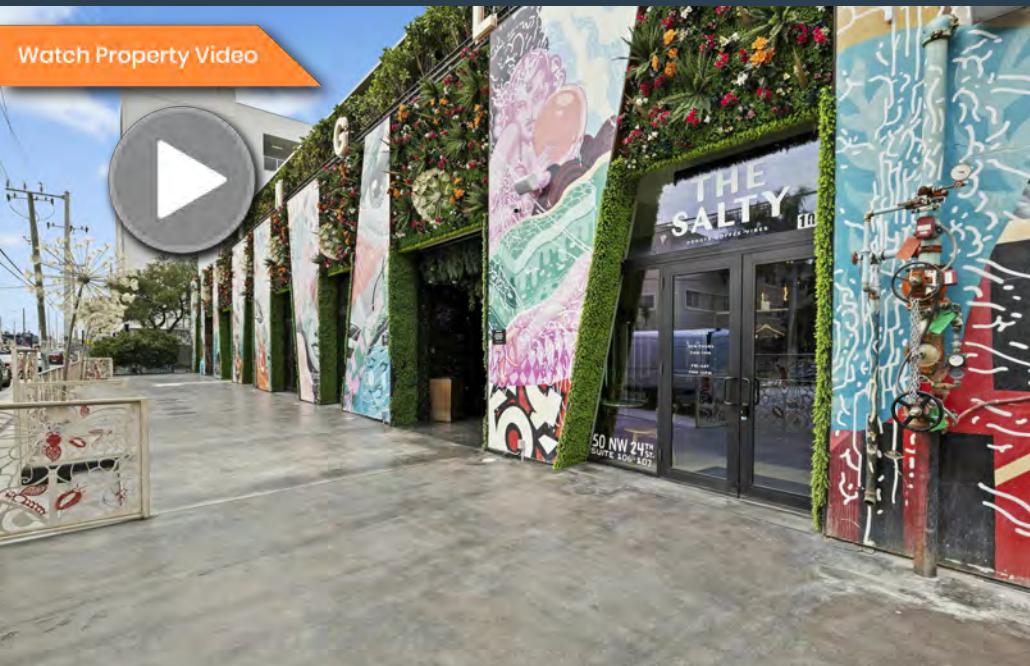
FA
Commercial

50 NORTHWEST 24TH STREET

EXECUTIVE SUMMARY

RETAIL PROPERTY FOR LEASE

Watch Property Video



+ UNIT 1

12,000 SF

+ UNIT 2

10,000 SF

+ LEASE TYPE

NNN

PROPERTY OVERVIEW

The Jungle is the epicenter of F&B, nightlife, and tourism, home to a top-tier roster of tenants including Salty Donuts, Osme, Popbar, and more. This one-of-a-kind destination blends modern aesthetics with tropical charm, creating the ideal setting for your culinary concept. The offering includes two spaces within Wynwood Jungle: the first featuring 12,000 SF across the ground floor and rooftop, and the second offering 10,000 SF also split between ground floor and rooftop. Both spaces are available under an NNN lease structure.

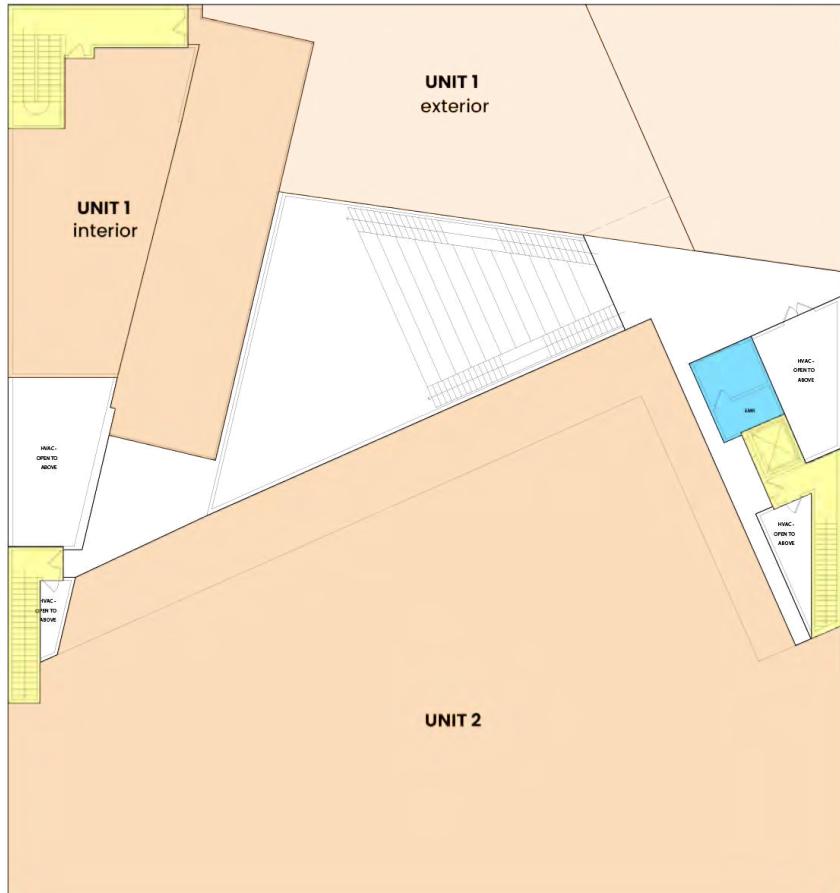
PROPERTY HIGHLIGHTS

- Unit 1 size: 7,500 SF ground + 4,600 SF rooftop**
- Unit 1 seating: 168 ground + 310 rooftop (478 total allowed)**
- Unit 2 size: 1,000 SF ground + 9,000 SF rooftop**
- Grease trap installed; impact fees paid for restaurant; rooftop includes a \$6M renovation
- Co-tenants: Häagen-Dazs, The Salty Donut, Sora by Hotel Collection, 27 Club Coffee, Popbar

GROUND FLOOR



ROOFTOP





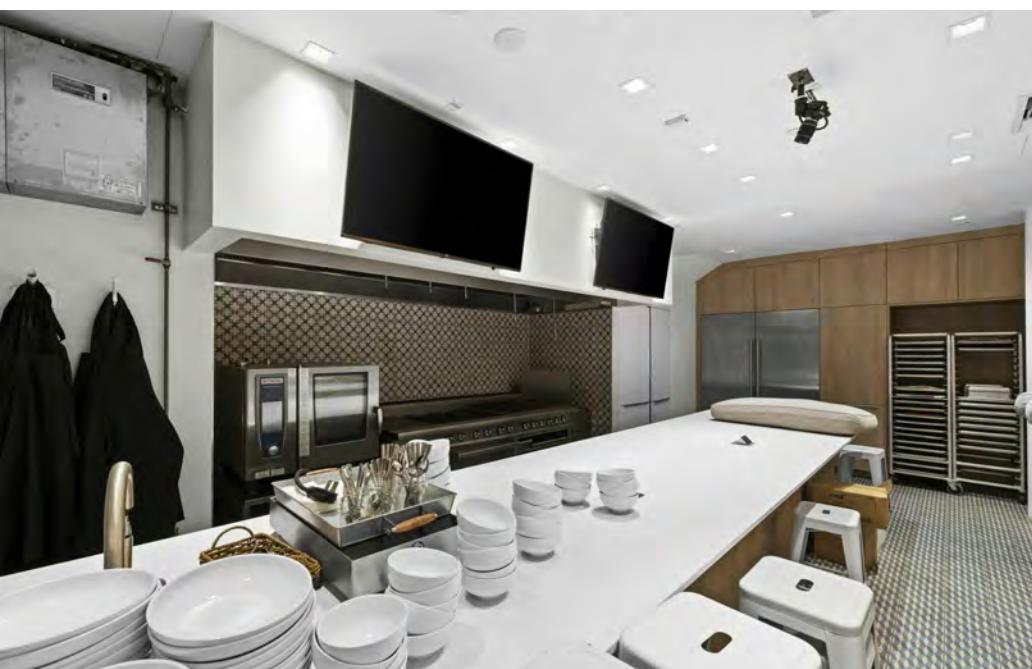
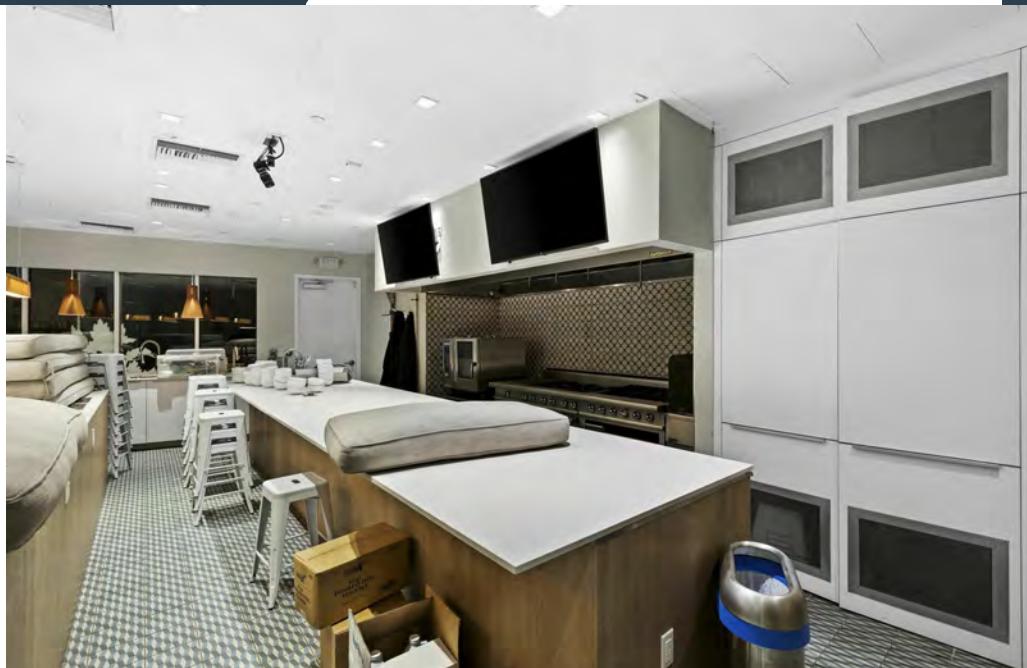
UNIT 1 | PROPERTY PHOTOS

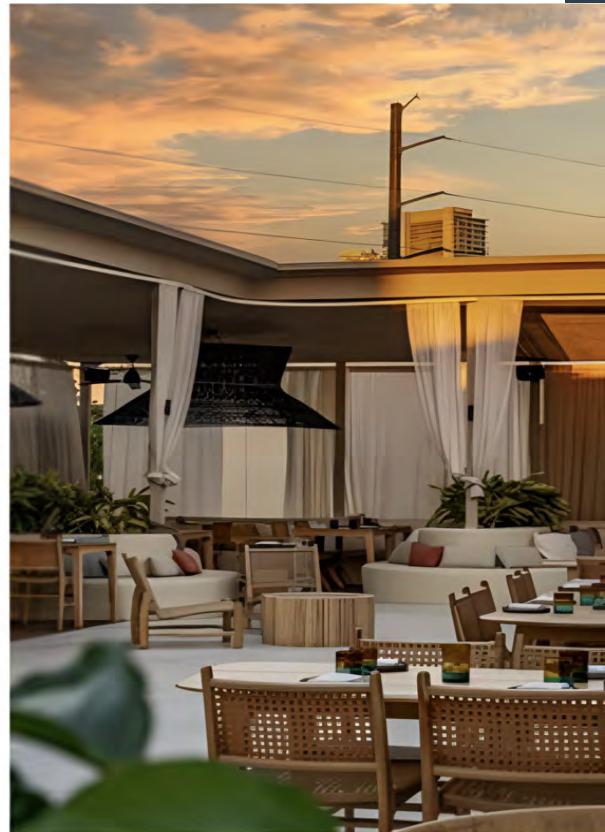
RETAIL PROPERTY FOR LEASE









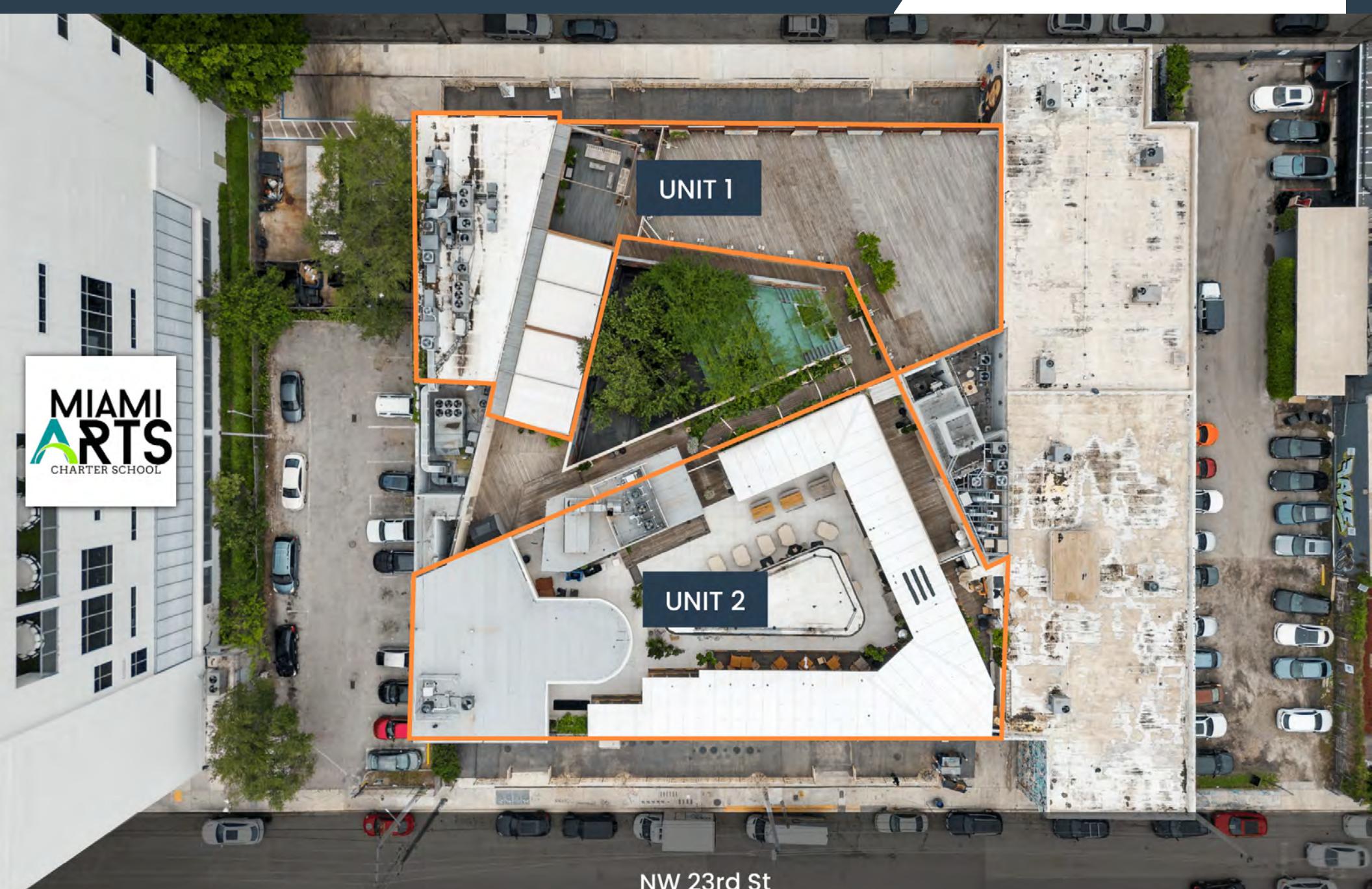


UNIT 2 | PROPERTY PHOTOS

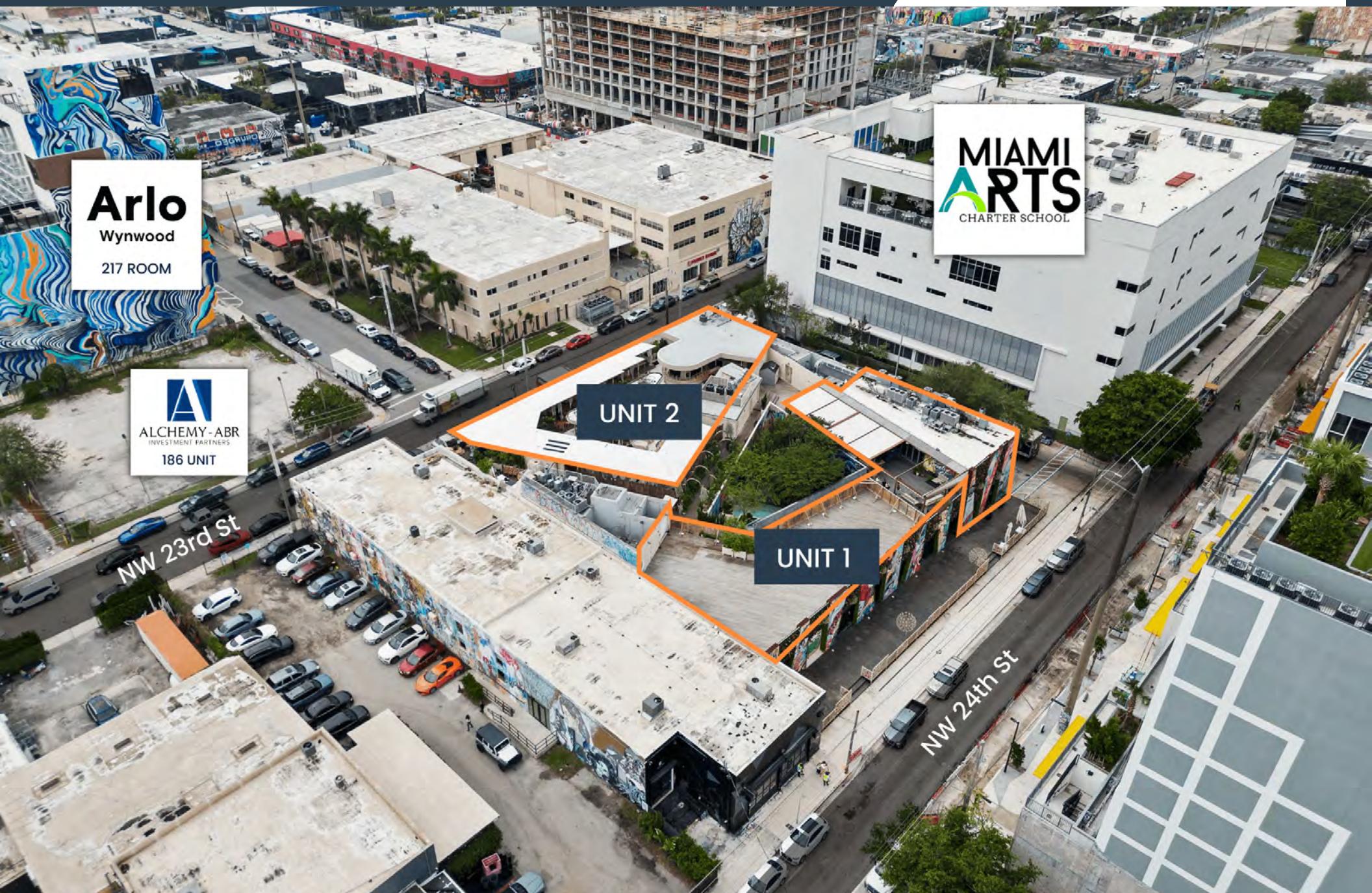
RETAIL PROPERTY FOR LEASE











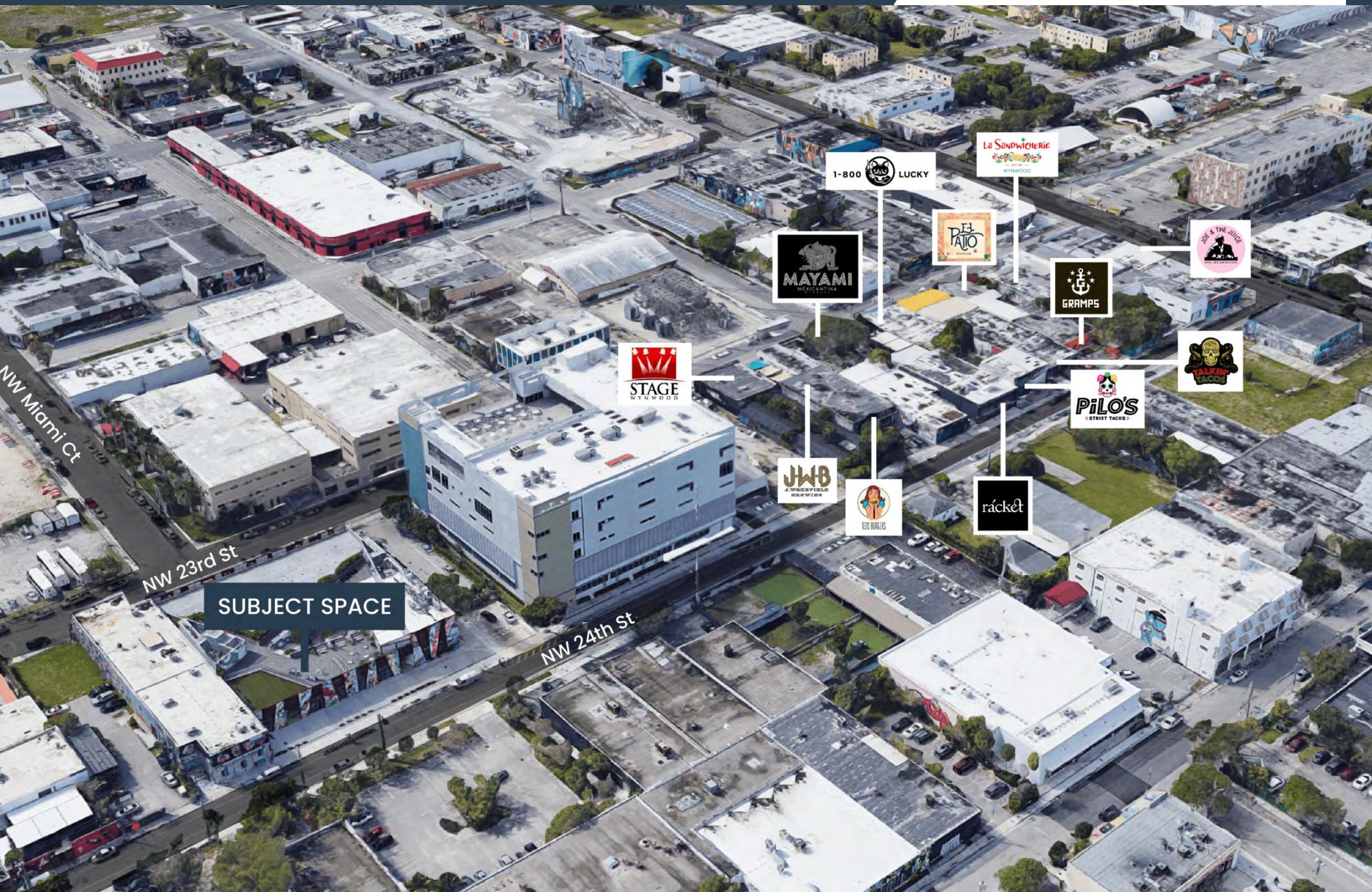
Arlo
Wynwood
217 ROOM

AI
ALCHEMY-ABR
INVESTMENT PARTNERS
186 UNIT

MIAMI
ARTS
CHARTER SCHOOL

RESTAURANT ROW

RETAIL PROPERTY FOR LEASE



SORA

SORA BY HOTEL COLLECTION

Sora by Hotel Collection is a refined lounge and dining destination in the heart of Wynwood, Miami. Blending Japanese-inspired cuisine with bold Asian flavors and coastal ingredients, it's known for its wine-infused cocktails and Chef Bee's elevated omakase. Guests can indulge in A5 Wagyu tartare hand rolls, truffle sashimi, and caviar service, paired with sake and wines from the exclusive Hotel Collection. From serene evenings and signature events—like the Bluefin Tuna Cutting Ceremony—to private dining and midweek caviar indulgences, every visit promises style, flavor, and unforgettable ambiance.



THE SALTY



THE SALTY DONUT

The Salty Donut is more than a donut shop—it's a community built on creativity and connection. Founded in 2014 from a vintage camper in Wynwood, Miami, it has grown into a nationally loved brand known for chef-driven donuts, craft coffee, and feel-good vibes. With a menu inspired by seasonal ingredients and local flavors, The Salty turns every bite into an experience. Its spaces are designed to spark joy and conversation, while its mission stays rooted in innovation, sustainability, and authentic impact—bringing unforgettable flavors and community spirit nationwide.



HAAGEN-DAZS

Häagen-Dazs has redefined indulgence since 1960, turning ice cream into an art form. Founded in New York with just three flavors—vanilla, chocolate, and coffee—the brand quickly became a symbol of craftsmanship and quality. Using only the finest ingredients and a dedication to rich, creamy textures, Häagen-Dazs elevates simple moments into extraordinary experiences.

From timeless classics to bold seasonal creations, every scoop reflects a passion for flavor and innovation. Beyond ice cream, its shops offer decadent desserts and thoughtfully designed spaces where people can savor life's sweetest pleasures. Rooted in authenticity and driven by creativity, Häagen-Dazs continues to inspire joy worldwide—one indulgent bite at a time.



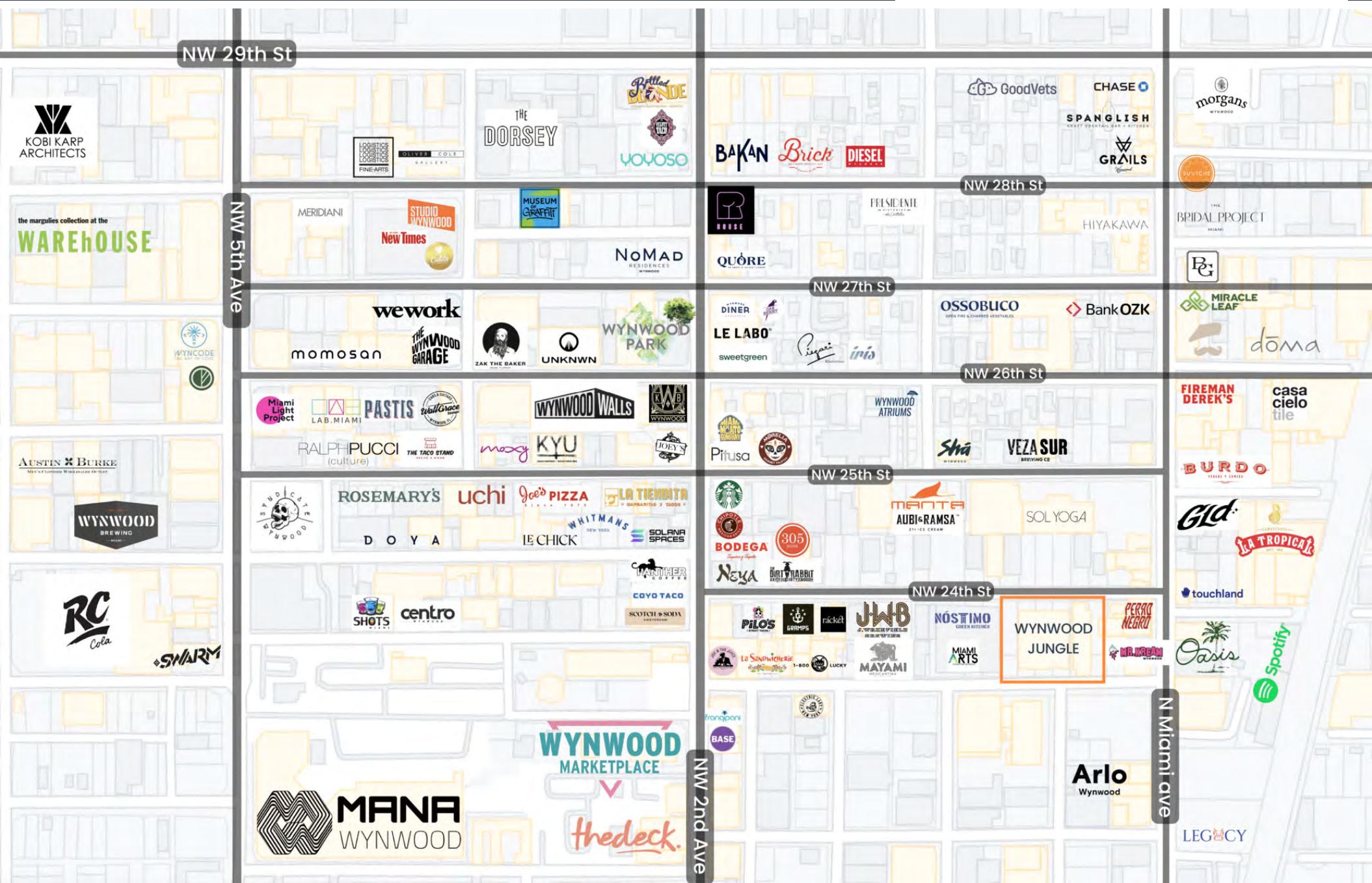
COMING SOON: 27 CLUB COFFEE CO.

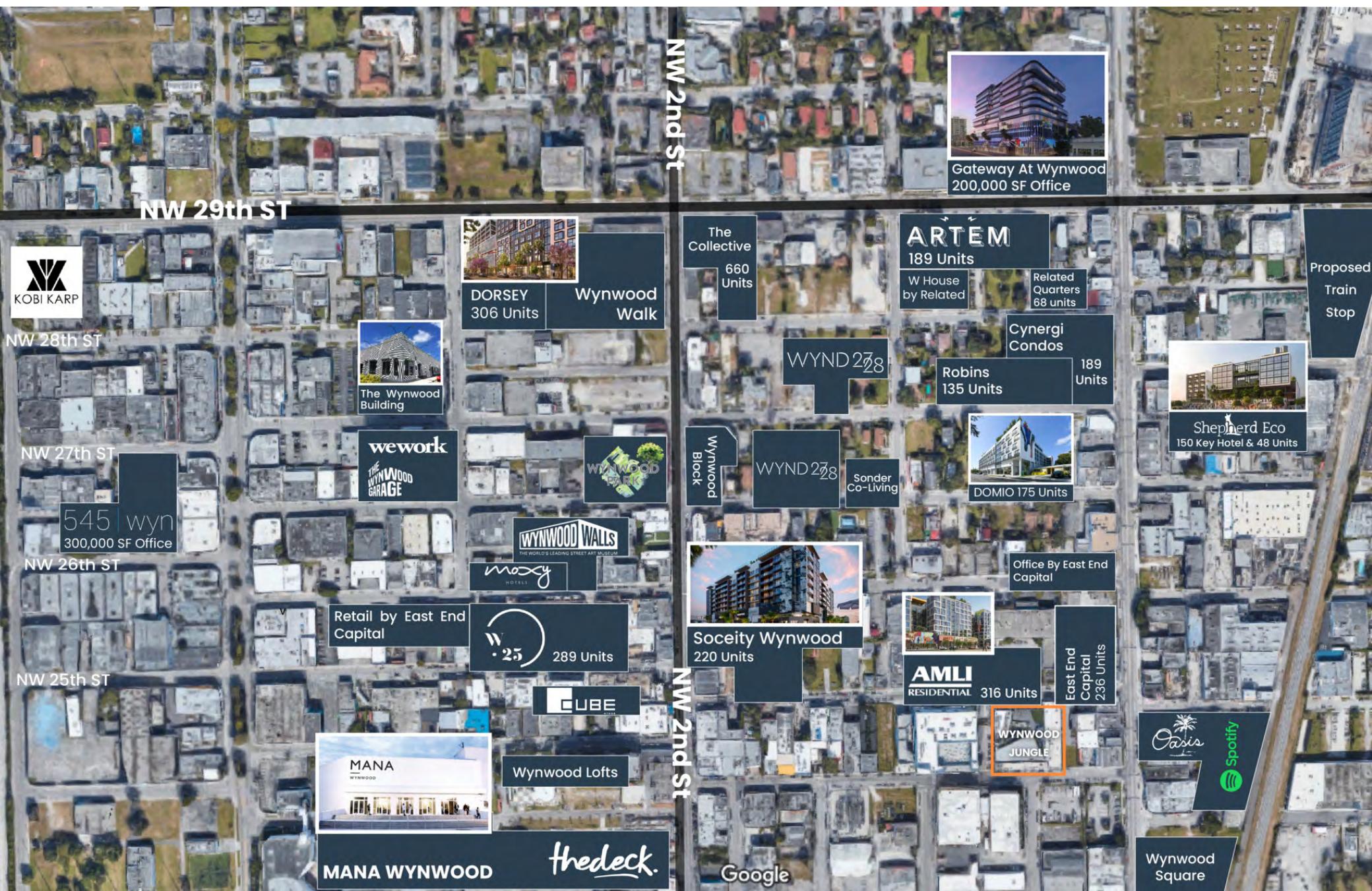
27 Club Coffee, founded in 2020 by musician Machine Gun Kelly, is a vibrant café that fuses music culture with bold design. Inspired by the "27 Club," its pink-and-black interiors and edgy décor set the stage for a menu of creatively named coffees, cocktails, and bites. Highlights include the Blonde Don beans from Veracruz with notes of orange, chocolate, and sugar cane, and the Unplugged decaf for a rich, caffeine-free option. Alongside themed drinks like the Child Actor Margarita and a line of branded merch, 27 Club Coffee delivers an immersive, playful experience that invites guests to "Enjoy Where You Are Right Now."



Wynwood Jungle, formerly Wynwood Arcade, underwent a stunning transformation after our June 2021 acquisition. The once lackluster property, plagued by inefficiency and underutilized rooftop space, now stands as a vibrant destination. Over 14 months, Blacklion converted the rooftop into a modern restaurant, added expansive decks with panoramic views, and transformed the first floor for seamless flow. A \$500,000 investment in artificial flowers, custom lighting, and murals created a sleek, modern aesthetic that reflects the artistic vibe of Wynwood. Wynwood Jungle is now a dynamic space offering a unique nighttime experience and contributing to the thriving Wynwood community.









SENTAL
Iconiq Capital
175 Units



SOCIETY
PMG
326 Units



MOHAWK
Rilea Group
225 vUnits



THE RIDER
Rilea Group
131 Units



WYNWOOD 25
Related + East End
289 Units



ALCHEMY WYNWOOD
Alchemy/ABR
186 Units



STRATA
Rockpoint
257 Units



ARTEM WYNWOOD
Lennar Multifamily
189 Units



W HOUSE
Related
248 Units



PRH N MIAMI
Related
317 Units



DIESEL
Bel Invest
143 Condos



WYND 27&38
BlockCapital/Kushner
152 Units



WYNWOOD PLAZA
L&L & Oak Row
509 Units



THE COLLECTIVE
Gamma Real Estate
180 Units



FB WYNWOOD
Fisher Brothers
308 Units



WYNWOOD HOUSE
Lineaire/Black Salmon
224 Units



URBY
Urby, Brookfield, Clearline
289 Units



FIFIELD WYNWOOD
Fifield
210 Units



THE DORSEY
Related
306 Units



LIVWRK
LIVWRK Brooklyn
236 Units



WYNWOOD QUARTERS
Related
200 Units



NOMAD RESIDENCES
Related, LNDMRK
329 Units



200 N MIAMI AVE
Clearline
300 Units



AMLI WYNWOOD
AMLI
316 Units



THE CAMPUS ON 5TH

Big Move Properties
35,000 SF



CORE WYNWOOD

Goldman Properties
115,000 SF



545 WYN

Sterling Bay
300,000 SF



TRACKSIDE

Big Move Properties
50,000 SF



LYNQ WYNWOOD

Tricap
331,000 SF



THE OASIS

Oak Row
20,000 SF



THE 1900

Big Move Properties
60,000 SF



WYNWOOD PLAZA

L&L & Oak Row
212,962 SF



WYNWD 27 7 28

BlockCapital/Kushner
46,678 SF



2920 NW 5 AVENUE

Big Move Properties
23,000 SF



WYNWOOD BUILDING

Goldman Properties
45,000 SF



THE ANNEX

Brick & Timber
60,000 SF



THE 2900 WYNWOOD

Big Move Properties
212,962 SF



CUBE WYNWD

LNDMRK & Tricera
80,000 SF



THE PRINT SHOP

Link & Jameson
17,000 SF



GATEWAY AT WYNWOOD

R&B
45,000 SF

DISCOVER MIAMI 4 DISTRICTS

RETAIL PROPERTY FOR LEASE



Arcitechtral Digest

DISCOVER WYNWOOD

RETAIL PROPERTY FOR LEASE





KYU Restaurant



Pastis



Zak The Baker Wynwood



The Dirty Rabbit



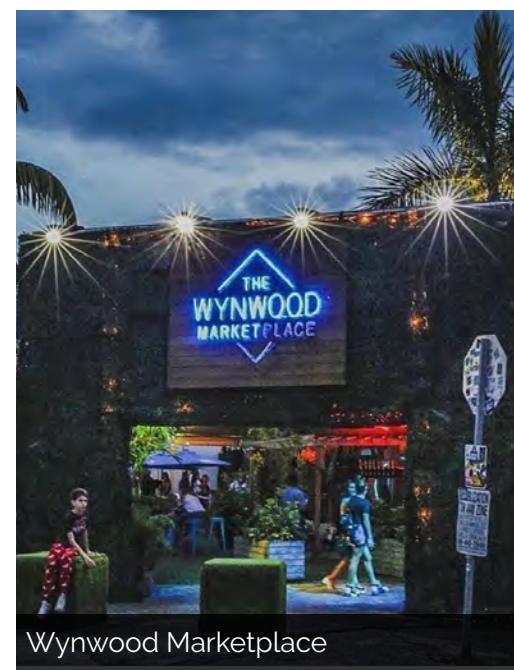
Spotify HQ at Oasis Wynwood



Oasis Wynwood



1-800-Lucky



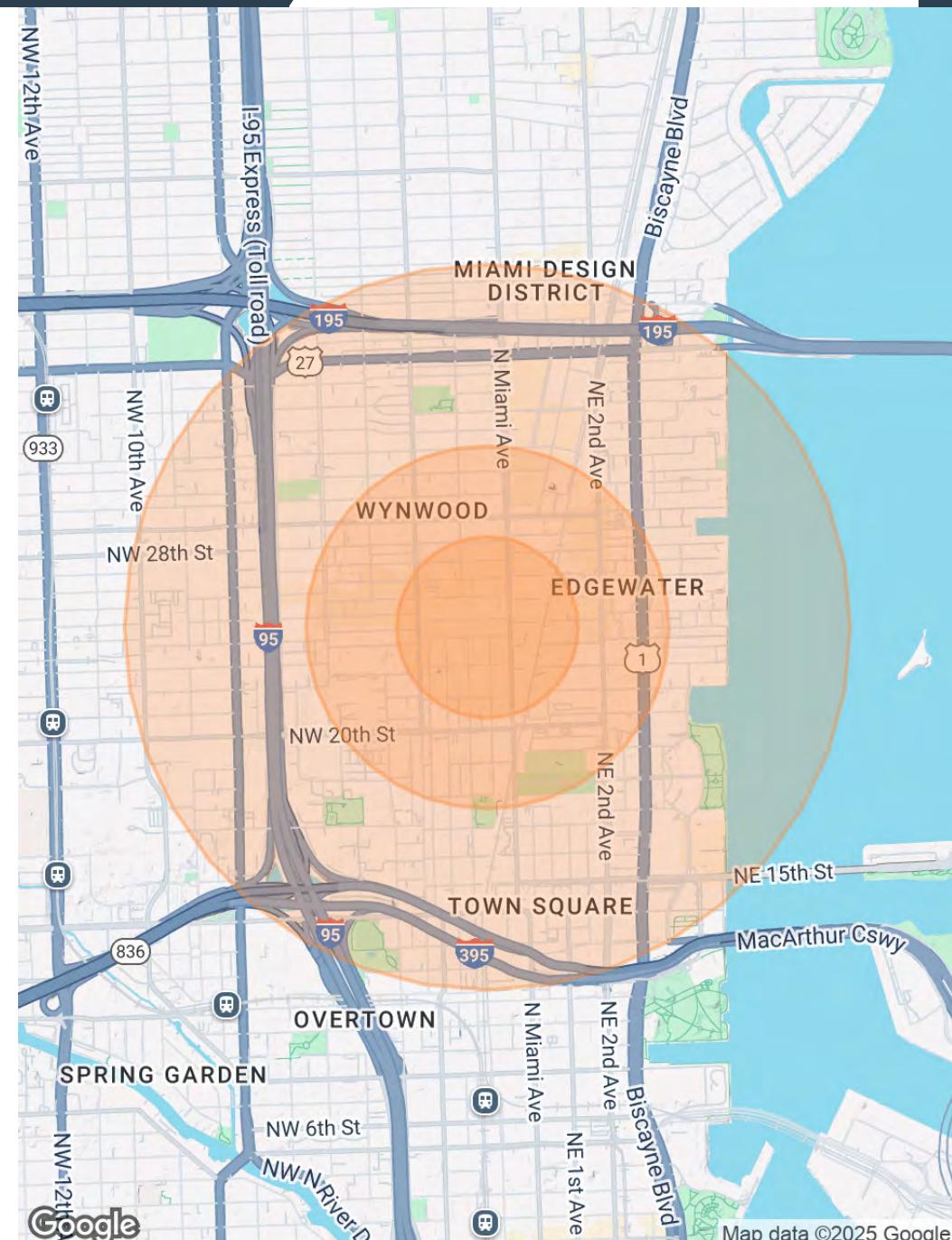
Wynwood Marketplace

DEMOGRAPHICS MAP & REPORT

RETAIL PROPERTY FOR LEASE

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	844	6,276	34,395
Average Age	40.3	35.0	35.5
Average Age (Male)	43.4	37.2	36.7
Average Age (Female)	29.5	33.7	35.4
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	372	2,851	17,512
# of Persons per HH	2.3	2.2	2.0
Average HH Income	\$39,997	\$52,747	\$61,283
Average House Value	\$34	\$148,036	\$210,378
ETHNICITY (%)	0.25 MILES	0.5 MILES	1 MILE
Hispanic	53.7%	60.7%	57.9%
RACE	0.25 MILES	0.5 MILES	1 MILE
Total Population - White	401	3,082	17,071
Total Population - Black	233	1,573	9,306
Total Population - Asian	15	64	827
Total Population - Hawaiian	0	0	25
Total Population - American Indian	9	12	129
Total Population - Other	126	867	2,736

2020 American Community Survey (ACS)



OUR SERVICES

FA Commercial is a specialized team led by Fabio & Sebastian Faerman focusing on investment sales, landlord & tenant representation, market analysis, site selection, strategy selection, and portfolio overview.

Furthermore, our approach is distinctive, comprehensive, and thorough. We capitalize on opportunities and provide clients with strategies for their real estate properties.

Fabio Faerman is the director of the commercial division at Fortune International Realty where he has been the top producer 10 years in a row. Since 2002 Fabio and his team have sold over \$1 Billion in assets across South Florida.

INVESTMENT SALES

Mitigating risk and maximizing value for clients using holistic commercial real estate services plus implementing robust and personalized marketing strategies.

OWNER REPRESENTATION

Providing unparalleled representation for property owners, connecting owners with tenants, enhancing the tenant mix, and creating property specific-solutions.

TENANT REPRESENTATION

Advising tenants on market trends, demographic analysis, site selection and lease negotiation tactics to assist clients when deciding on their investment.

FA Commercial is the expert leading with both **landlord and tenant representation**.





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COMMERCIAL DIVISION OF FORTUNE

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INTERNATIONAL
GROUP

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INTERNATIONAL
REALTY

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants, and governmental agencies. All properties and services are marketed by FA Commercial Advisors, LLC in compliance with all applicable fair housing and equal opportunity laws.

PERRO NEGRO

20,000 SF OFFICE SPACE



STRATA
WYNWOOD

257 UNITS

Arlo

Wynwood

217 ROOM



186 UNIT

Presented By:

FABIO FAERMAN, CCIM

786.262.9966

✉ info@facommercial.com

UNIT 2

UNIT 1

