



850 SW 2 ST MIAMI, FL 33125

7,500 Sq. Ft. Multi-Family land within East Little Havana. There is immense potential, either a market rate project of 6 units at any unit configuration or City of Miami double density workforce program which allows for development of 12 apartments; 2 units at 30% AMI, 1 unit at 50% AMI, and 9 units at 100% AMI (average median income). The location offers accessibility and connectivity to Brickell, Downtown, the Health District, 836 HWY to Miami Beach and with this comes fine dining, chic shops, sidewalk cafes and picturesque parks, all are a brisk walk or drive away for residents who will be immersed in the vibrant culture of the area. Riverside park is nearby, and one block from the A-rated school Ada Merritt K-8 Center makes this idyllic location which will capture the interests of residents for years to come. T4-R Zoning is ideal for this dynamic submarket experiencing economic growth, sub 2% vacancies pushing rental rates higher and demand is ever stronger for mixed- use infill development like this. Havana has been home to tycoons, adventurers, artists, writers, and investors have taken notice that this is the heart of the city. The housing demand is very high driving rents up, take advantage of this inflation proof investment and contact us immediately.

PRICE: \$780,000

Land Size: 7,500 Sq Ft

Zoning: T4-R



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