



Wynwood Creative Flex Space

2887 NW 5th Ave, Miami, FL 33127

EXECUTIVE SUMMARY



OFFERING SUMMARY

Submarket:	Wynwood
Asking Rate:	\$60 NNN
Type:	Creative Office + Flex Retail
Building Size:	10,300 SF
Available SF:	1,200 - 4,000 SF

PROPERTY OVERVIEW

DWNTWN Realty Advisors is pleased to offer an exclusive leasing opportunity at 2887 NW 5th Ave in Wynwood. The subject property is located on the corner of 5th Ave and 29th Street, a main thoroughfare in the neighborhood, and one of the widest, walkable streets. The building features approximately 10,300 SF space ideal for any retailer, gallery, showroom, or office user. The space can be as little as 1,200 SF for the upstairs unit or the South unit at 4,000 SF. The space is located just steps away from core traffic and activity in the neighborhood, and most of the neighborhood's best shops and restaurants. The property is ideal for users looking to capitalize on a prime location and enjoy unparalleled exposure in an urban walkable market.

PROPERTY HIGHLIGHTS

- Great Visibility – Heavily Trafficked Intersection
- Private Free-Standing Building
- Central Wynwood Location – Walkable To Everything Wynwood

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A Commercial Brokerage Firm

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SITE PHOTOS



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INTERIOR PICTURES



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WORK IN PROCESS



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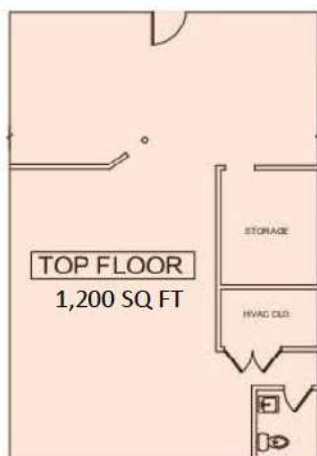
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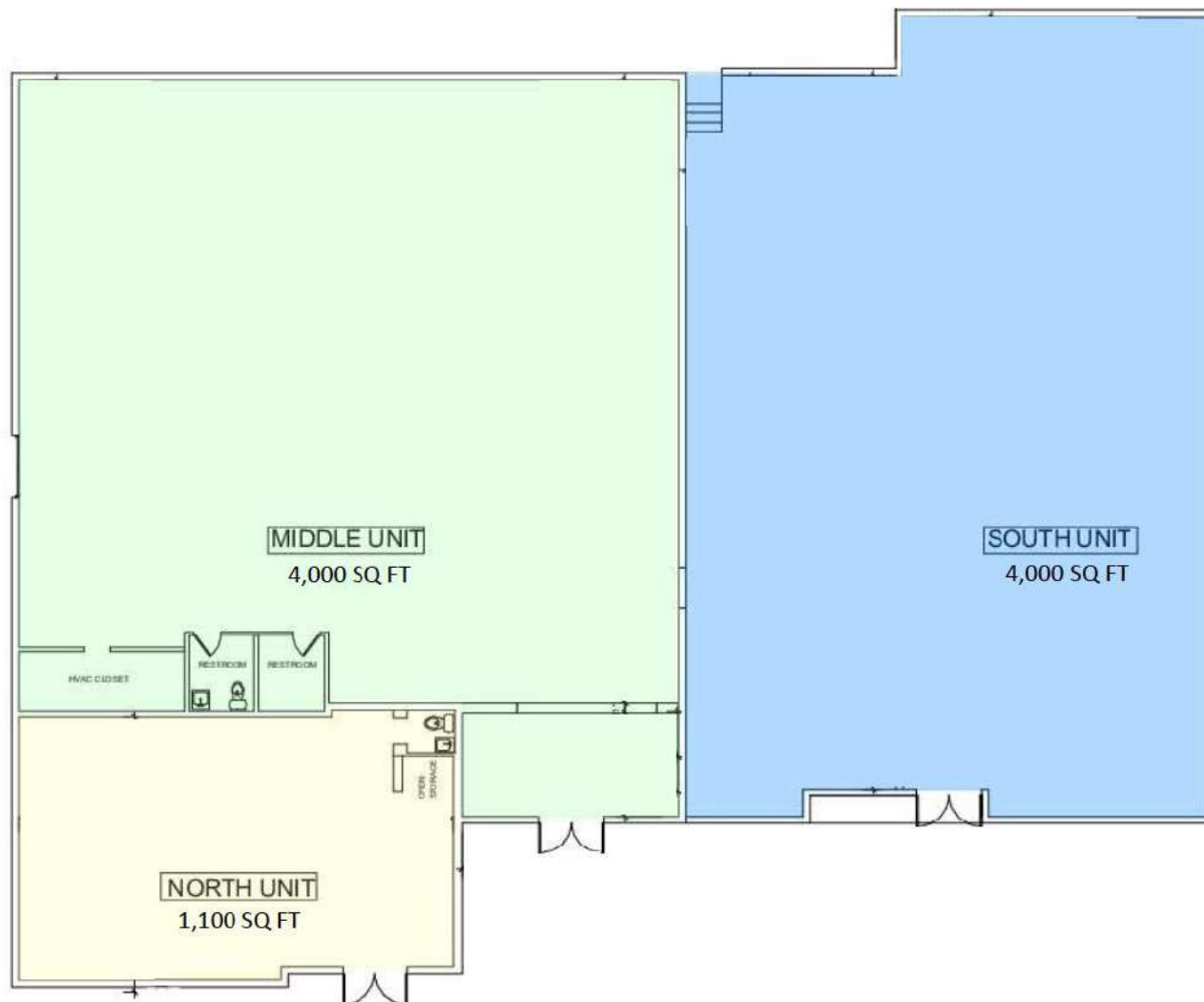
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FLOOR PLAN

29th Street



*Located on the 2nd floor



5th Avenue

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RETAIL + FLEX CONCEPTS



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RETAIL CONCEPT



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CREATIVE OFFICE CONCEPTS



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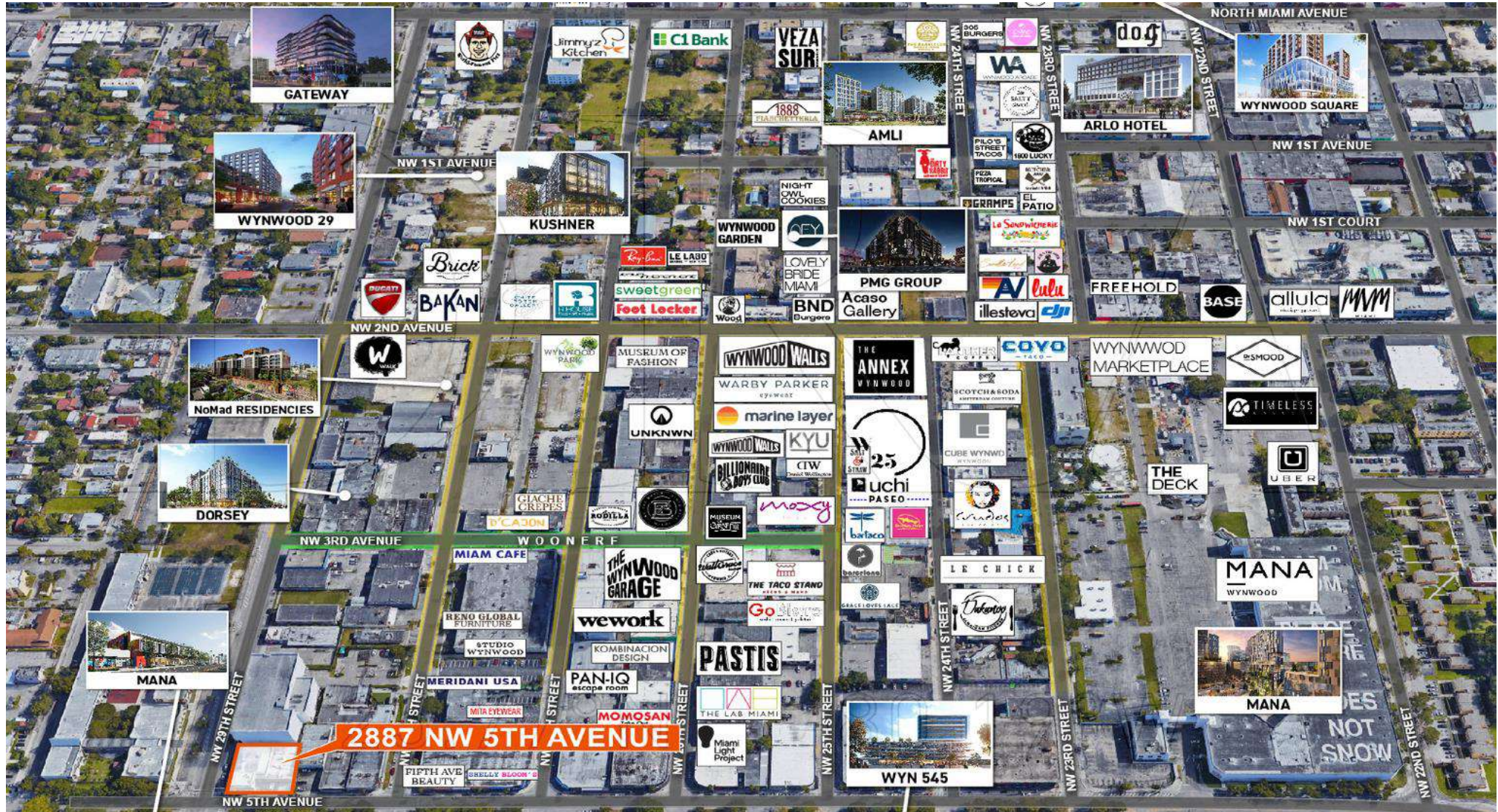
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RETAIL CONTEXT MAP



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