



FOR SALE

# STRATEGIC ALLAPATTAH WAREHOUSE WITH STRONG UPSIDE

ALLAPATTAH | MIAMI, FL 33127  
**2081 NW 7TH AVE**  
HIGH VISIBILITY

**\$4,200,000**

LIST PRICE

**8,428 SF**

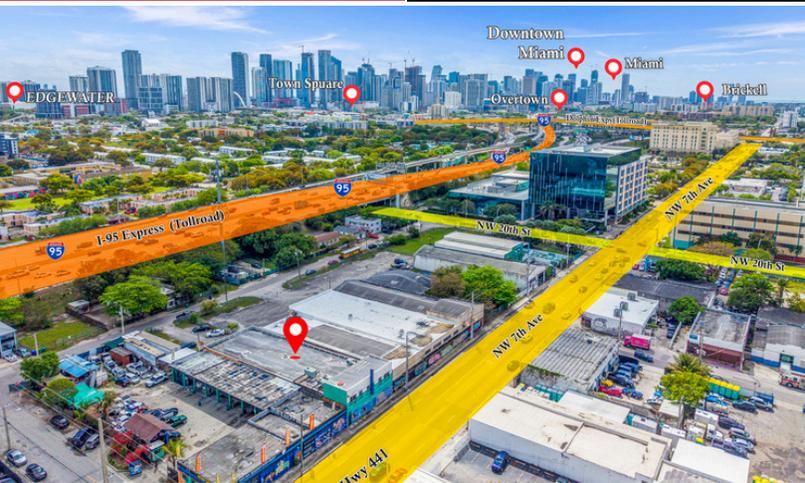
BUILDING SIZE

**GROUND LEVEL  
ROLL UP DOOR**

LOADING

**D2**

ZONING



## LOCATION ADVANTAGES

- Near Wynwood and Miami Health District
- Exposure to ±28,000 vehicles per day
- Close to Rubell Museum, Superblue, and More
- Surrounded by new mixed-use and nightlife activity

## FAUSTO COMMERCIAL PRESENTS

A strategic acquisition opportunity in the heart of Allapattah, one of Miami's fastest-rising urban submarkets. The property benefits from strong corridor visibility and sits within a neighborhood fueled by major mixed-use development, cultural destinations, nightlife, and ongoing public-private investment. With the area continuing to evolve into a live-work-play district and a CRA in progress, this offering positions an owner-user or investor to capitalize on long-term appreciation and sustained demand.

## PROPERTY HIGHLIGHTS

- 8,500 SF warehouse
- 11,350 SF lot
- On-site parking
- Modernized interior
- Grade-level roll-up door

EXCLUSIVELY LISTED BY



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