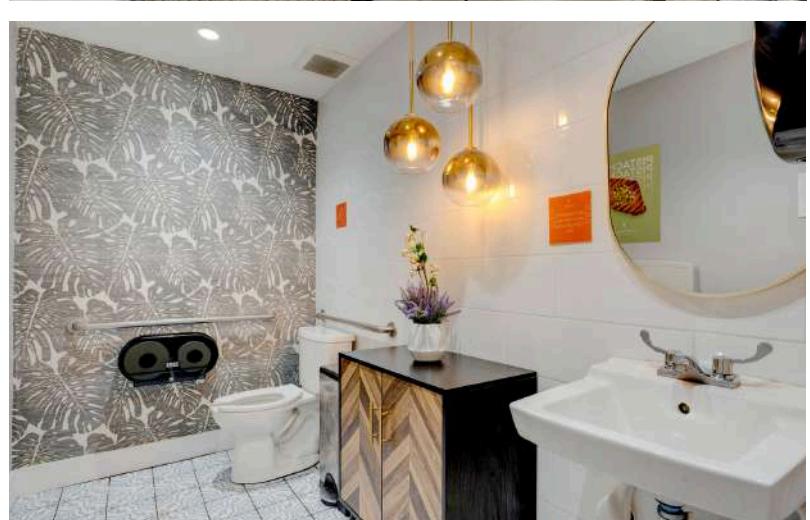
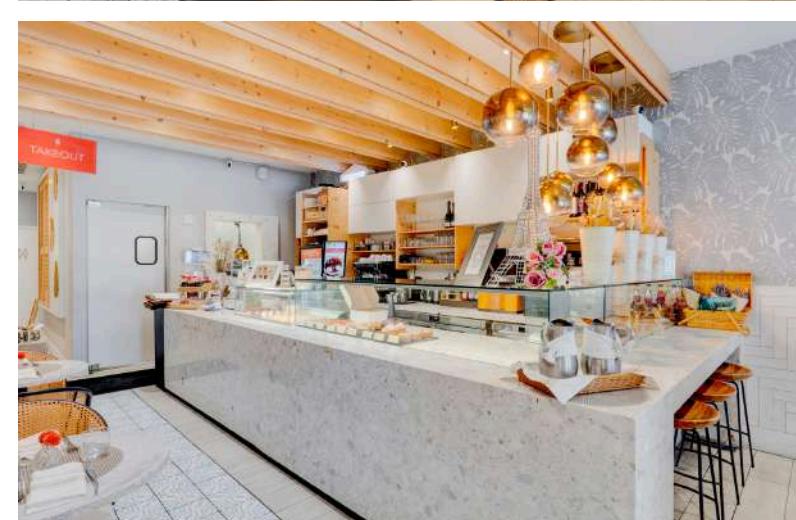




# Ponce de Leon Blvd Coral Gables, FL

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2nd Generation Restaurant

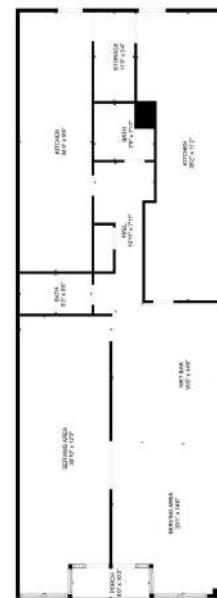


# THE PROPERTY

Premier location in the heart of downtown Coral Gables, just one block south of the iconic Miracle Mile dining and shopping district. This walker's paradise offers immediate access to popular destinations, making it an ideal spot for high visibility and attracting quality clientele. The space is currently home to a well-known French bakery, featuring a classic and timeless style that adds charm and character. With over 16,000 vehicles passing by daily, this location provides exceptional exposure and visibility for your business.

## PROPERTY FEATURES

- Size: 2374 SQFT
- Code-compliant grease trap
- Hood
- Fully equipped kitchen
- High foot traffic and visibility
- ADA restrooms
- 24/7 security system
- Parking spaces available at the rear, plus street parking available



MEASUREMENTS DEEMED HIGHLY RELIABLE NOT GUARANTEED





**Lais Same**

(786) 280 8680

LSame@FLFirstRealty.com

710 South Dixie Hwy. Suite 100,  
Coral Gables, FL 33146



**Michelle Gonzalez**

(305) 582 4352

MGonzalez@FLFirstRealty.com

710 South Dixie Hwy. Suite 100,  
Coral Gables, FL 33146

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