

1724-1736 NE 163rd St

1724-1736 NE 163rd St, North Miami Beach, FL 33162



Presented by
Beachfront Realty, Inc



Price: \$28.00 /SF/YR

Located in the heart of North Miami Beach's bustling commercial corridor, 1724–1736 NE 163rd Street offers a move-in ready retail or office opportunity with exceptional visibility and access. This storefront property features expansive display windows ideal for showroom presentation, enhanced by abundant natural light that creates a welcoming and professional atmosphere. The space has been freshly painted and upgraded with new laminate flooring throughout, providing a clean and modern aesthetic suited for a variety of business uses. This location offers excellent connectivity to I-95, Biscayne Boulevard, and Sunny Isles Beach, with Miami International Airport and Fort Lauderdale-Hollywood International Airport both within a 30-minute drive. The surrounding area is a vibrant mix of national brands, local businesses, and dense residential communities, making it an ideal setting for businesses seeking exposure and convenience.

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Positioned at the intersection of NE 163rd St and 18th Ave
14 dedicated parking spaces for tenants and customers.
Walk Score of 94 (Walker's Paradise) and Bike Score of 83 (Very Bikeable)
High-visibility location on NE 163rd Street near I-95
Surrounded by retail, residential, and dining destinations



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Interior Photo



Interior Photo

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Abe Music	-	
Blest Investment Group Inc	-	
Mattress Comfort	-	

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Listing space

1st Floor

Space Available	6,406 SF
Rental Rate	\$28.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	3 Years

Tenants will appreciate the convenience of two rear access points, one of which includes a handicap-accessible ramp for inclusive entry and delivery. Private restrooms and drop ceilings add to the comfort and functionality of the space, making it well-suited for retail, medical, professional services, or boutique office users. Positioned along NE 163rd Street, a major east-west artery, the property benefits from high traffic counts and proximity to major retailers, dining, and residential neighborhoods.

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Property Photos



Interior Photo



Building Photo

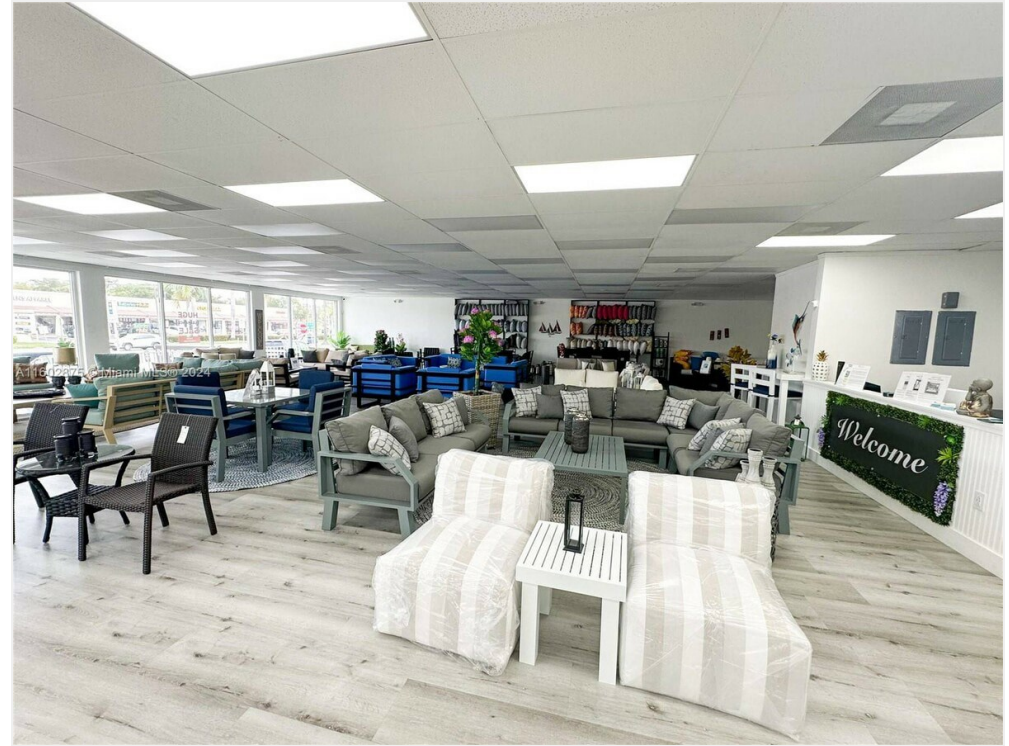
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Property Photos



Former Tenant



Former Tenant

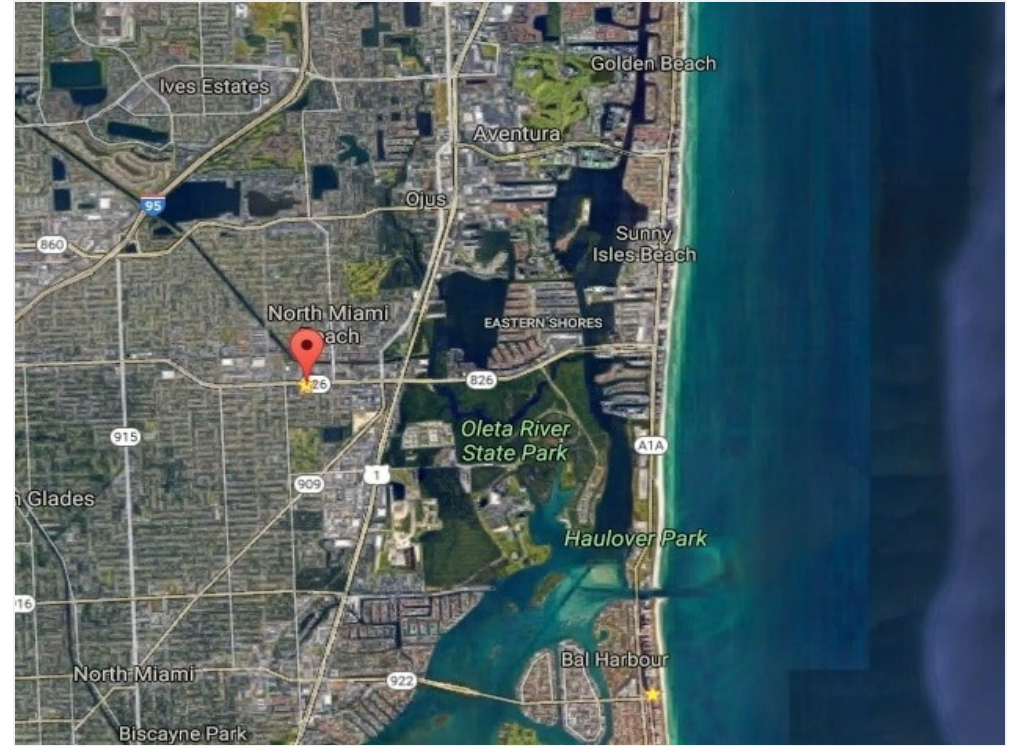
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Property Photos



Building Photo



Aerial

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Location

