



Coral Reef Commons

SW 152nd Street, Miami, FL

- Located in a densely populated sub-market of Miami, containing approximately 300,000 residents within a five mile radius.
- Direct access to the Florida Turnpike along 152nd Street less than a mile away.
- Prime location for anchor/junior anchor space, restaurants or banks.
- 600 garden style apartments being built adjacent to the site.

Alfredo Sanchez, Associate
O: 561.721.7027

E: alfredo.sanchez@avisonyoung.com

Brian Richardson, Principal
O: 305.504.2047

E: brian.richardson@avisonyoung.com

PROPERTY TYPE:	Proposed Retail
AVAILABLE:	ANCHOR BOX ±42,000 SF (SUB-DIVIDABLE), AND AN OUT PARCEL
RATE:	Negotiable

DEMOGRAPHICS (3 MILE):



TRAFFIC COUNTS
33,500 ADT



POPULATION
137,931



MEDIAN AGE
37.9



GROWTH BY 2023
0.7%



DAY POPULATION
37,685



AVG. HH INCOME
\$78,779



ANCHOR/OUT PARCEL AVAILABILITY

Available	SF/AC
Outparcel 6	1.36 Acres
Jr. Anchor Tract 2	UP to 42,000 SF

MULTI TENANT BUILDING

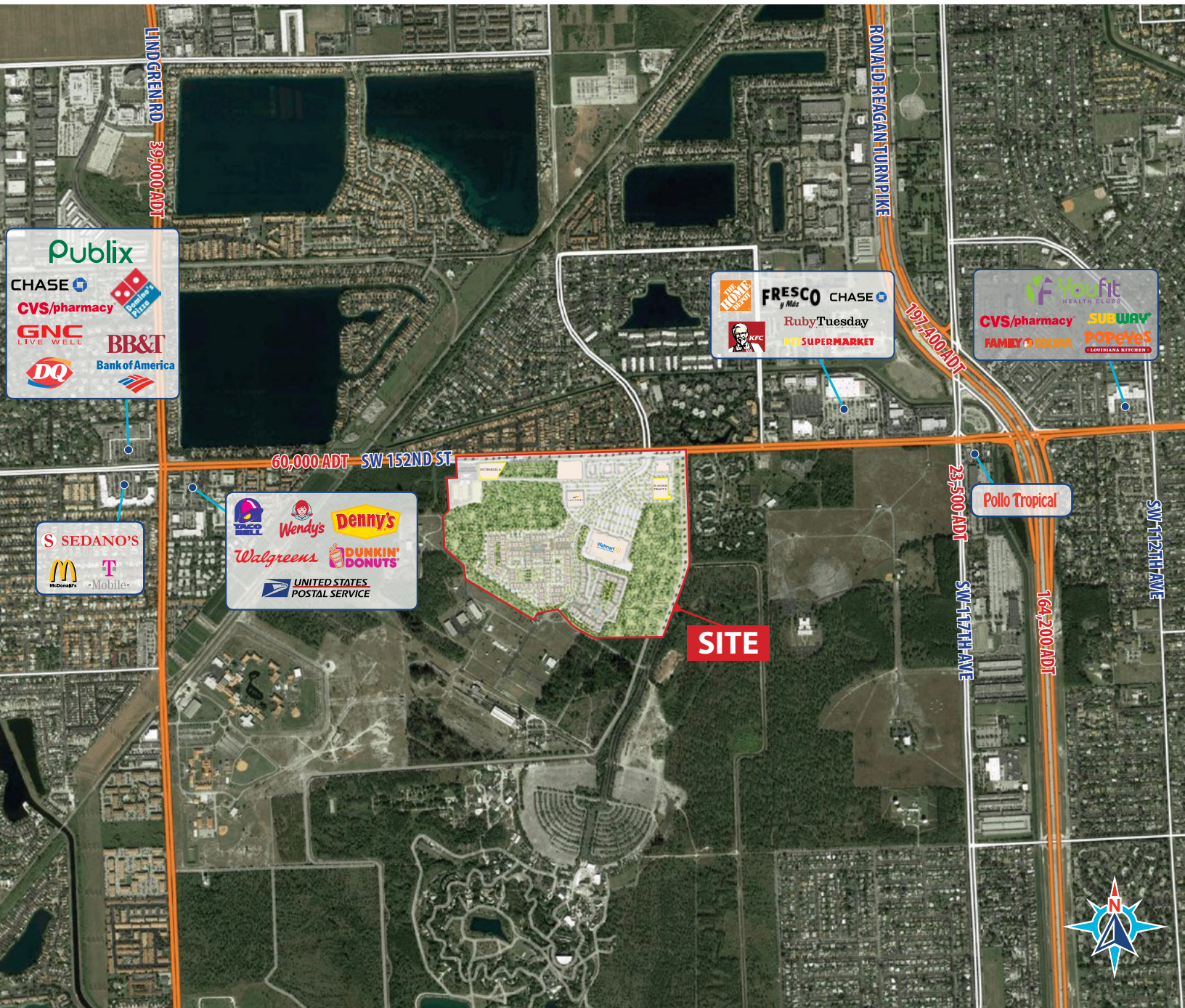
Unit #	Tenant	SF
Bay 1	Starbucks	2,250
Bay 5	Noire Nail Bar	2,500
Bay 7	Pacific Dental Services	3,250
Bay 9	Chipotle	2,400



Alfredo Sanchez, Associate
 O: 561.721.7027
 E: alfredo.sanchez@avisonyoung.com

avisonyoung.com

Brian Richardson, Principal
 O: 305.504.2047
 E: brian.richardson@avisonyoung.com



For Additional Information, Contact:

Alfredo Sanchez, Associate
 O: 561.721.7027
 E: alfredo.sanchez@avisonyoung.com

Brian Richardson, Principal
 O: 305.504.2047
 E: brian.richardson@avisonyoung.com



www.avisonyoung.com

© 2018 Avison Young -Florida, LLC., Brokerage. All rights reserved. E. & O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Avison Young.