

8925 SW 162nd Avenue, Miami, FL 33193



3,500 SF Outparcel Available for Lease or Ground Lease facing N Kendall Drive – 2,004 SF 2nd Generation Restaurant space Available.

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- Property is located in Kendall, surrounded by National Retailers
- Dense residential communities nearby the plaza
- Freestanding building available with huge visibility to N Kendall Dr.

	<u>3 Miles</u>	<u>5 Mile</u>
<u>Population</u>	147,118	282,259
<u>Average Income</u>	\$87,269	\$93,630
<u>Average Age</u>	37	39

Data obtained from CoStar

Available Space

- 3,500 SF Outparcel Freestanding Building Available
 - Great for Medical, Service and Fitness uses.
- 2,004 SF 2nd Generation Restaurant Space also Available



2,004 SF – 2nd Generation Restaurant

