

— FOR LEASE —

GATOR MIAMI DESIGN DISTRICT

INVESTMENTS 123-139 NE 40TH STREET | MIAMI, FL 33137



PROPERTY OVERVIEW

- High End Retail Spaces
- GLA of +/- 15,175 SF

LOCATION OVERVIEW

- Located in the Design District of Miami
- Intersection: NE 1st Avenue & NE 40th Street
- Miami-Dade County

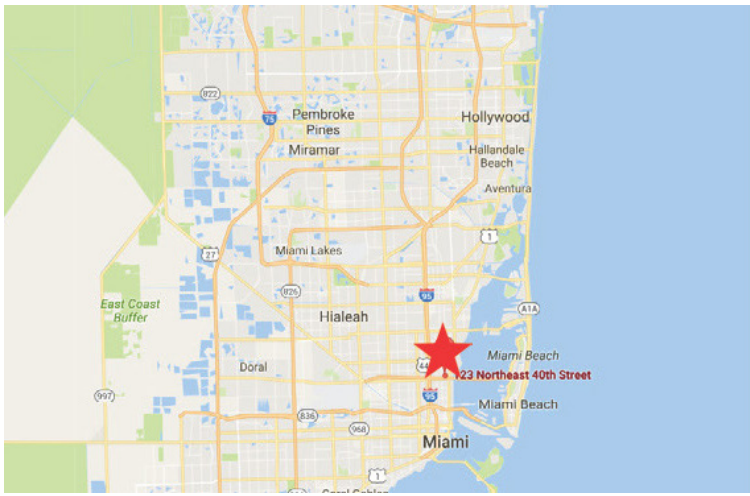
www.GatorInvestments.com

7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016
James A. Goldsmith, Lic. Real Estate Broker

LEASING INFO: 877.459.9605

Leasing@GatorInvestments.com

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DEMOGRAPHICS

• 2021

**123-139 NE 40TH STREET
MIAMI, FL 33137**

TRADE AREA	1 MILE	3 MILE	5 MILE
POPULATION	34,832	217,051	556,257
AVG. HH INCOME	\$64,757	\$61,845	\$76,375
AVG. AGE	36	38	40



Owned and Operated By A
GATOR
Affiliated Company

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