

OWN. MANAGE. LEASE.

GATOR
INVESTMENTS

FOR LEASE

GATOR 12801

12801 NW 7th Avenue, North Miami FL 33168



PROPERTY HIGHLIGHTS:

- Direct Frontage to NW 7th Ave/SR 441
- Traffic Count: 29,000 AADT
- GLA of +/- 7,180 SF

PROPERTY OVERVIEW:

- Located just west of I-95, north of SR 112
- Intersection: NW 7th Ave/SR 441 & NW 128th Street
- Miami-Dade County

www.GatorInvestments.com

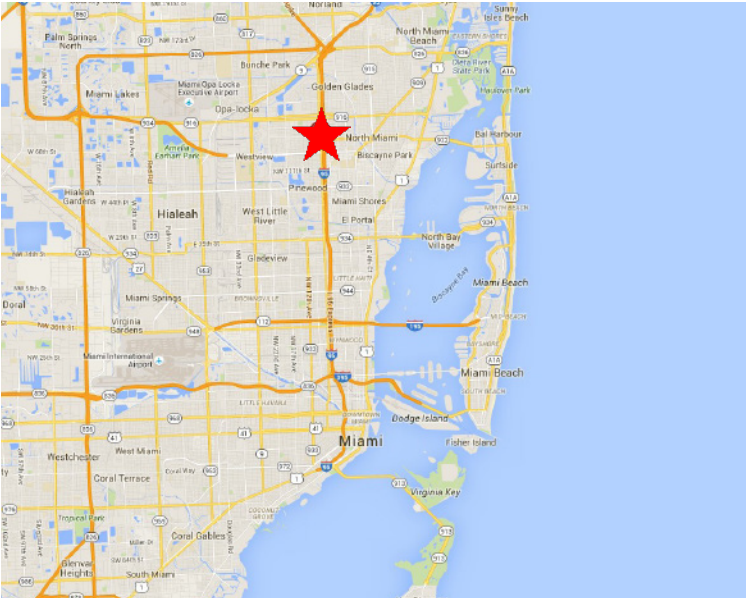
7850 NW 146th Street • Miami Lakes • FL 33016

James A. Goldsmith, Lic. Real Estate Broker

LEASING INFO: 877.459.9605

Sales@GatorInvestments.com

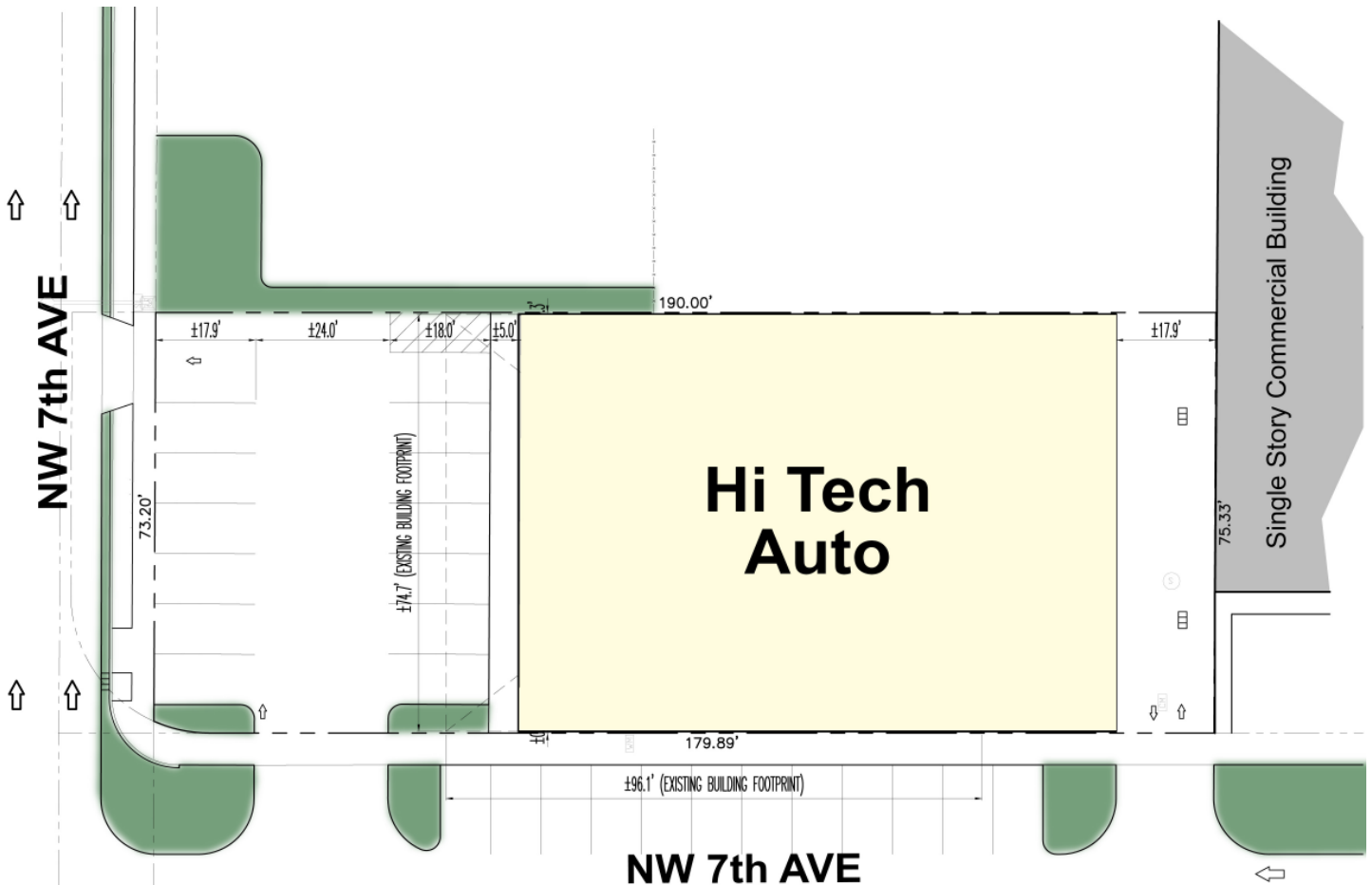
The information contained here is subject to errors, omissions and changes without notice.
This is being provided without warranty of any kind, either expressed or implied and does not constitute an offer to sell or lease.



DEMOGRAPHICS

12801 NW 7th Avenue, North Miami FL 33168

RADIUS	1 MILE	3 MILE	5 MILE
POPULATION	23,646	192,431	475,898
AVG. HH INCOME	\$55,730	\$46,799	\$47,463
AVG. AGE	38	37	38



OWNED AND OPERATED BY A
GATOR
 AFFILIATED COMPANY

www.GatorInvestments.com

7850 NW 146th Street • Miami Lakes • FL 33016

James A. Goldsmith, Lic. Real Estate Broker

LEASING INFO: 877.459.9605

Sales@GatorInvestments.com

The information contained here is subject to errors, omissions and changes without notice.
 This is being provided without warranty of any kind, either expressed or implied and does not constitute an offer to sell or lease.