

— FOR LEASE —

GATOR GATOR 7800

INVESTMENTS 7800-7816 NE 2ND AVENUE | MIAMI, FL 33138



PROPERTY OVERVIEW

- Direct Frontage to NE 2nd Avenue, NE 79th Street & NE 78th Street
- GLA of +/- 12,617 SF

LOCATION OVERVIEW

- Located east of I-95
- Intersection: NE 2nd Avenue , NE 79th Street & NE 78th Street
- Miami-Dade County
- Traffic Count: 22,000 AADT

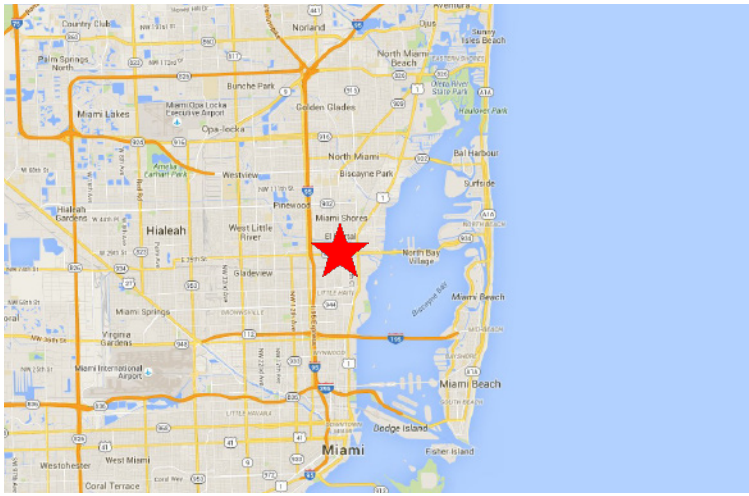
www.GatorInvestments.com

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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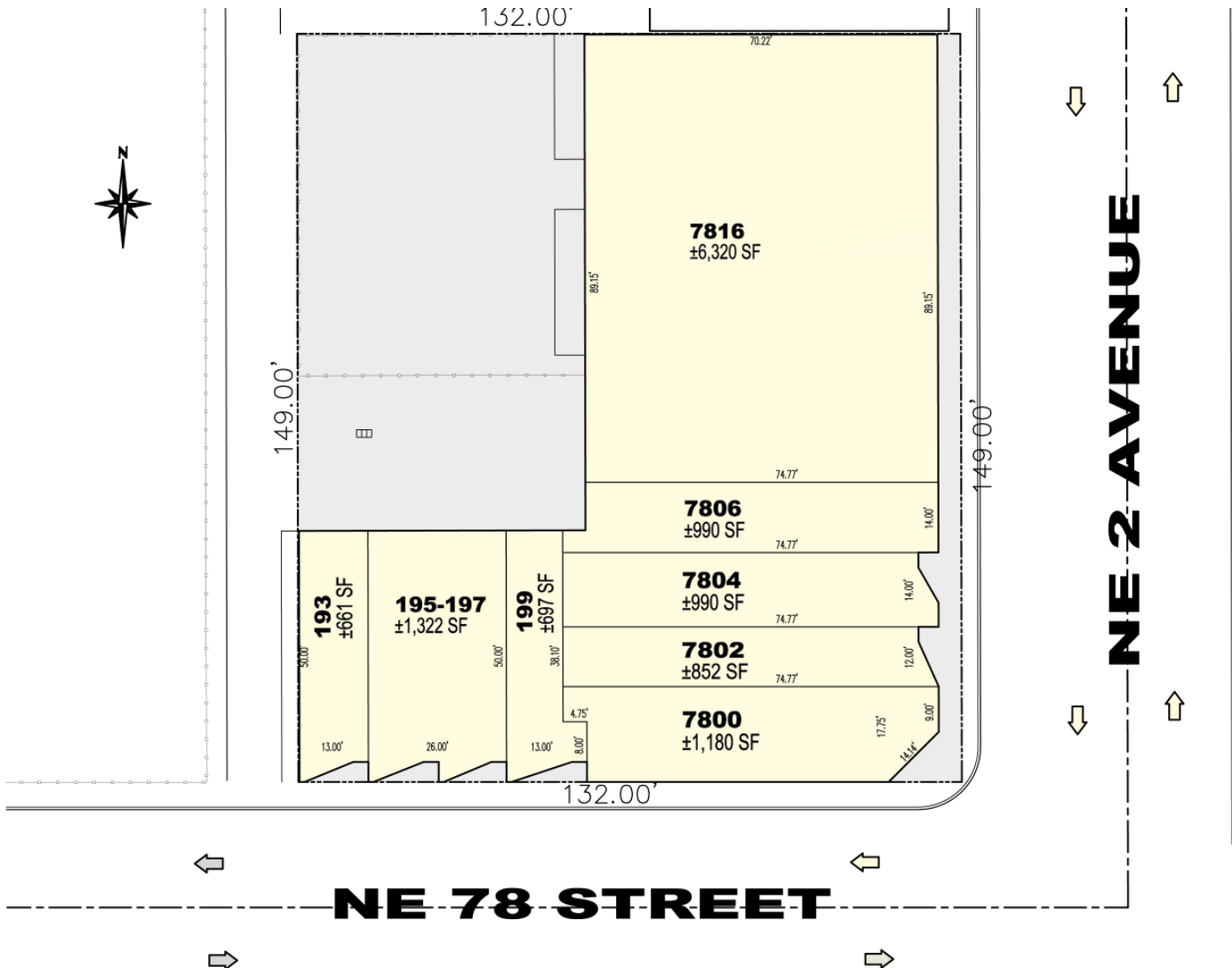


DEMOGRAPHICS

• 2021

**7800-7816 NE 2ND AVENUE
MIAMI, FL 33138**

TRADE AREA	1 MILE	3 MILE	5 MILE
POPULATION	28,665	183,922	514,543
AVG. HH INCOME	\$71,776	\$64,352	\$62,265
AVG. AGE	39	37	39



Owned and Operated By A
GATOR
Affiliated Company

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