



809 LINCOLN ROAD

RETAIL SPACE

MIAMI BEACH, FLORIDA 33139

809 LINCOLN ROAD

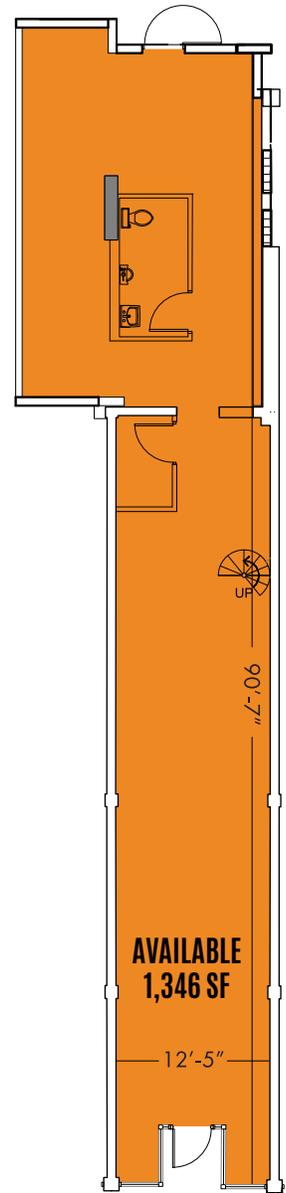
// PROPERTY OVERVIEW

SIGN HERE

**SOLE
SUNG**



12' OF FRONTAGE



PRIME LOCATION

1,346 SF space on world famous Lincoln Road, a dynamic, urban shopping district with shopping, dining, and cultural events spanning Miami Beach.



PEDESTRIAN FRIENDLY

As one of the most walkable outdoor shopping districts in Greater Miami, Lincoln Road has over 23,000 visitors daily.



PARKING-A-PLenty

10 parking garages and lots surrounding Lincoln Road



NEIGHBORS

Surrounded by 65 trendy restaurants and 281 retailers and counting. Mila, Salt and Straw, Lululemon, Sephora, West Elm, Anatomy



DEVELOPMENT

First-in-class developers to build more than 800K SF of new class A office space adjacent to Lincoln Road. Over \$1 billion in hotel redevelopment in Miami Beach.



CULTURAL HUB

Steps away from world-renowned arts cultural & educational institutions:
Roof Top Cinema Club,
Colony Theatre,
The New World Symphony,
The Fillmore Miami Beach, &
Miami Beach Convention Center



For retail leasing information, please contact:

MINDY MCILROY • mmcilroy@terranovacorp.com • 305.970.6344

LAUREN ROBBINS • lrobbins@terranovacorp.com • 757.581.2766



// SURROUNDING AREA

Lincoln Road, located in the iconic South Beach neighborhood, is renowned for its pedestrian-friendly thoroughfare lined with colorful Art Deco architecture. These historic buildings are home to an eclectic mix of rooftop restaurants, sidewalk cafes, art galleries, boutiques, and entertainment venues. Lincoln Road has become a central hub for locals and tourists alike, boasting 8 million visitors a year."

LINCOLN ROAD

346
Businesses

800K Square Feet of Retail Space // **1M** Square Feet of Office Space

MIAMI BEACH SALES

\$2B
Total Sales Hospitality

\$1.5B
Total Sales Retail



VISITORS TO LINCOLN ROAD

8M a Year // **37.25%** Miami-Dade County

40% International // **14.5%** from Around the U.S

MIAMI BEACH POPULATION

77K
Residents

41 Median Age // **\$134K** Average HH Income



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SOUTH BEACH

//EVENTS & CELEBRATIONS



HALLOWEEN BLOCK PARTY
October



SOBE JAZZ FEST
January



CHRISTMAS TREE LIGHTING
December

NOTABLE EVENTS

ANNUALLY

- SoBe Food & Wine Festival
- Art Basel
- Miami Music Week
- SOBE Jazz Festival
- Pride Month
- Make Music Miami
- Halloween
- Christmas Tree Lighting

WEEKLY

- Smorgasburg Fridays
- Free Bootcamp Saturdays
- Free Yoga on the Road Sundays
- Farmers Market Sundays
- Antiques and Collectibles Market Sundays

OTHER EVENTS

- Open Air Tango on the Road monthly
- Artistic and Cultural activations



SOBE FOOD & WINE FESTIVAL
February



PRIDE MONTH
April



MIAMI MUSIC WEEK
March



ART BASEL
December



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LINCOLN ROAD

// LOCATION MAP OVERVIEW



DRIVE TIMES

// 00 to 20 min

| | |
|-----------------------|-----------|
| Miami Beach Conv Cntr | // 01 min |
| South of Fifth | // 08 min |
| Ocean Drive | // 05 min |
| Design District | // 15 min |
| Downtown Miami | // 20 min |
| Port of Miami | // 19 min |
| Wynwood | // 20 min |

// 21 to 29 min

| | |
|----------------|-----------|
| Little Havana | // 21 min |
| Vizcaya Museum | // 21 min |
| MIA (Airport) | // 22 min |
| Brickell | // 22 min |
| Coconut Grove | // 25 min |

// 30+ min

| | |
|---------------------|-----------|
| Hard Rock Stadium | // 30 min |
| Key Biscayne | // 31 min |
| University of Miami | // 32 min |
| Miami Lakes | // 33 min |
| Aventura | // 35 min |
| Kendall | // 35 min |
| South Miami | // 37 min |
| Doral | // 37 min |
| Pinecrest | // 38 min |



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