

# WEST FLAGLER PLAZA SHOPPING CENTER

10720 W. FLAGLER ST.  
MIAMI, FL 33174

## FOR LEASE



**LEE &  
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

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# PROPERTY SUMMARY

10720 W. Flagler St., Miami, FL 33174



## PROPERTY DESCRIPTION

Lee & Associates South Florida is pleased to represent available space at the West Flagler Plaza Shopping Center including retail and office spaces anchored by major retailers such as Sedano's & Walgreens. This Shopping Center is located at the major signalized intersection of West Flagler St and SW 107th Ave near access to both SR-836 Dolphin Expressway and Florida's Turnpike, and enjoys excellent visibility and traffic counts of over 97,000 vehicles combined between both thoroughfares (31,500 AADT on West Flagler St and 65,500 AADT on SW 107th Ave). Co-tenants include Sedanos, Walgreen's, Pinecrest Bakery, Amscot, Cricket, Universal Career School, Simple Mobile, Madroño Restaurant, Etc. Centrally positioned in a major Sweetwater neighborhood, the property is conveniently proximate to two FIU Campuses and several other major shopping centers.

## OFFERING SUMMARY

Lease Rate:	N/A
Available SF:	
Lot Size:	7.136 Acres
Building Size:	61,692 SF

## SPACES

## LEASE RATE

## SPACE SIZE



# PROPERTY HIGHLIGHTS

10720 W. Flagler St., Miami, FL 33174



## BUILDING INFORMATION

Tenancy	Multiple
	61,692 SF
Lot Size:	7.136 Acres
Year Built	1973

## PROPERTY HIGHLIGHTS

# AVAILABLE SPACE

10720 W. Flagler St., Miami, FL 33174



## LEASE INFORMATION

Lease Type:	-	Lease Term:	Negotiable
Total Space:	-	Lease Rate:	N/A

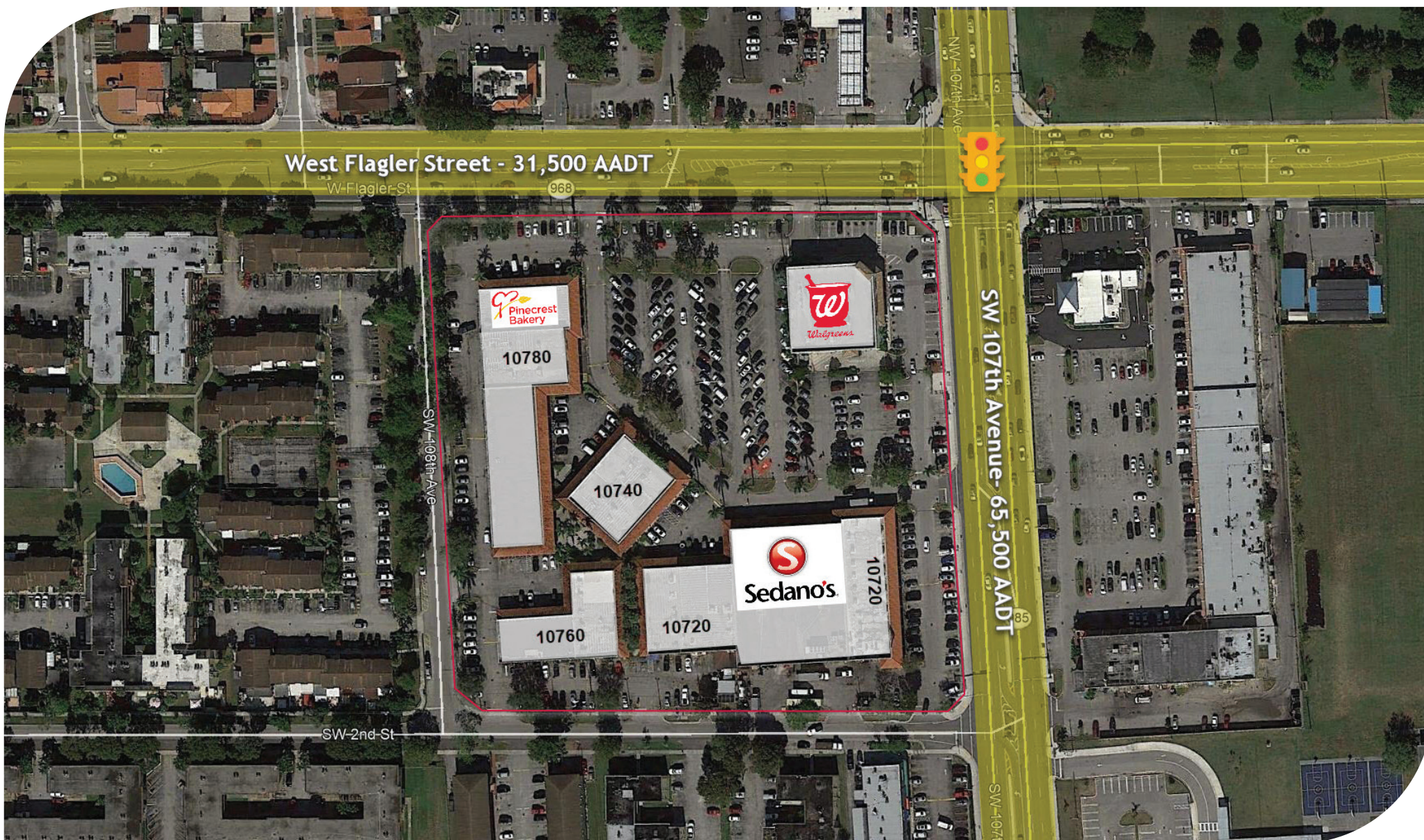
## AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
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# SHOPPING CENTER OVERVIEW

10720 W. Flagler St., Miami, FL 33174





# PROPERTY PHOTOS

10720 W. Flagler St., Miami, FL 33174





# ADDITIONAL PHOTOS

10720 W. Flagler St., Miami, FL 33174





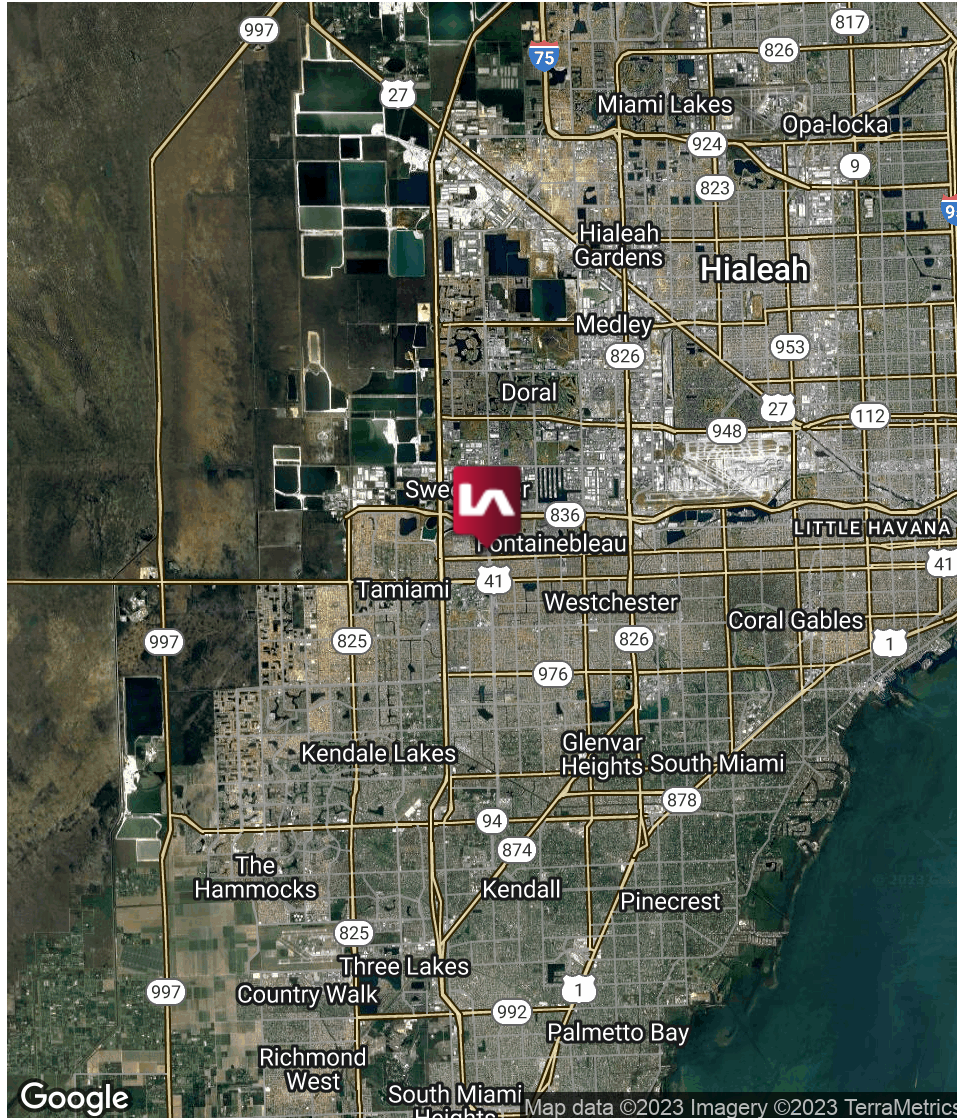
# RETAILER MAP

10720 W. Flagler St., Miami, FL 33174





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## LOCATION OVERVIEW

The Shopping plaza is located on the intersection of busy 107th Ave and W Flagler St, a block away from Florida International University College of Engineering. Centrally located on W Flagler St, a primary six-lane, divided arterial road and SW 107 Avenue connecting to the Dolphin Expressway (836). It is less than a mile away from the Dolphin Expressway and near Florida International University.

## CITY INFORMATION

Submarket:	Sweetwater
Cross Streets:	W Flagler St / SW 107th Ave
Nearest Highway:	Florida's Turnpike & SR-836 Dolphin Expressway
Nearest Airport:	Miami International Airport

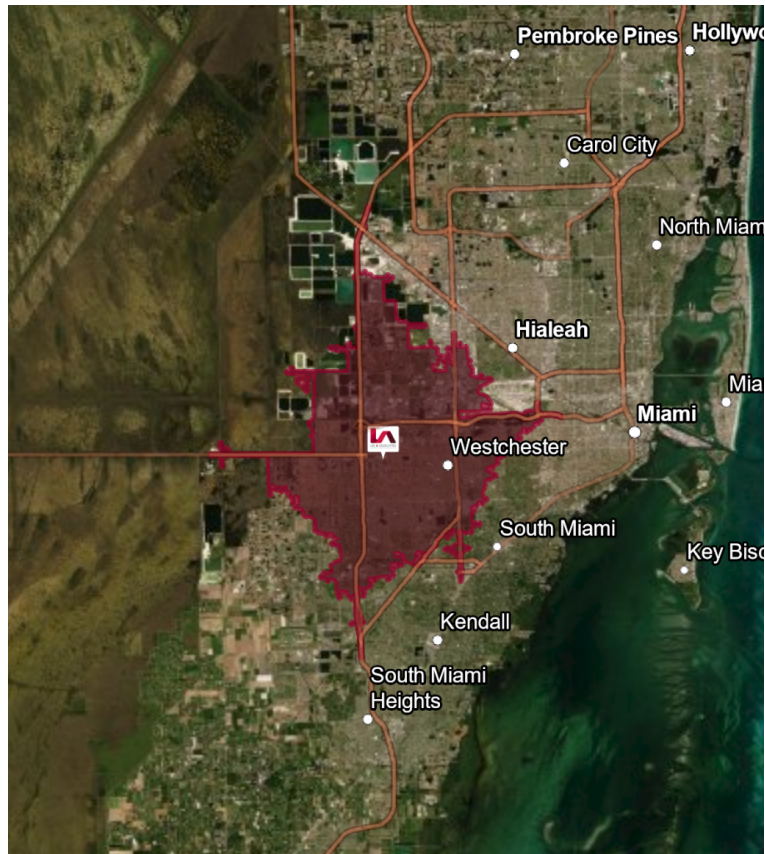


# DEMOGRAPHIC PROFILE

10720 W. Flagler St., Miami, FL 33174



Drive time of 15 minutes



## KEY FACTS

448,746

Population

42.3

Median Age

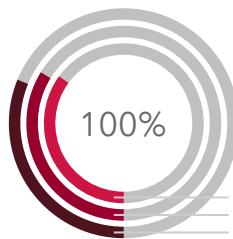


Average  
Household Size

76,860

2018 Average  
Household Income

## HOUSING UNITS



100%



2023 Total Housing Units 160,108  
2018 Total Housing Units 154,464  
2010 Total Housing Units 142,669

## BUSINESS



32,461

Total  
Businesses



254,957

Total  
Employees



\$57,837,392

2018 Total  
Sales (\$000)

## DAYTIME POPULATION



522,351

Total Daytime  
Population



303,577

Daytime Population:  
Workers



218,774

Daytime Population:  
Residents

## EMPLOYMENT



White Collar

65%



Blue Collar

18%



Services

17%

3.3%

Unemployment  
Rate