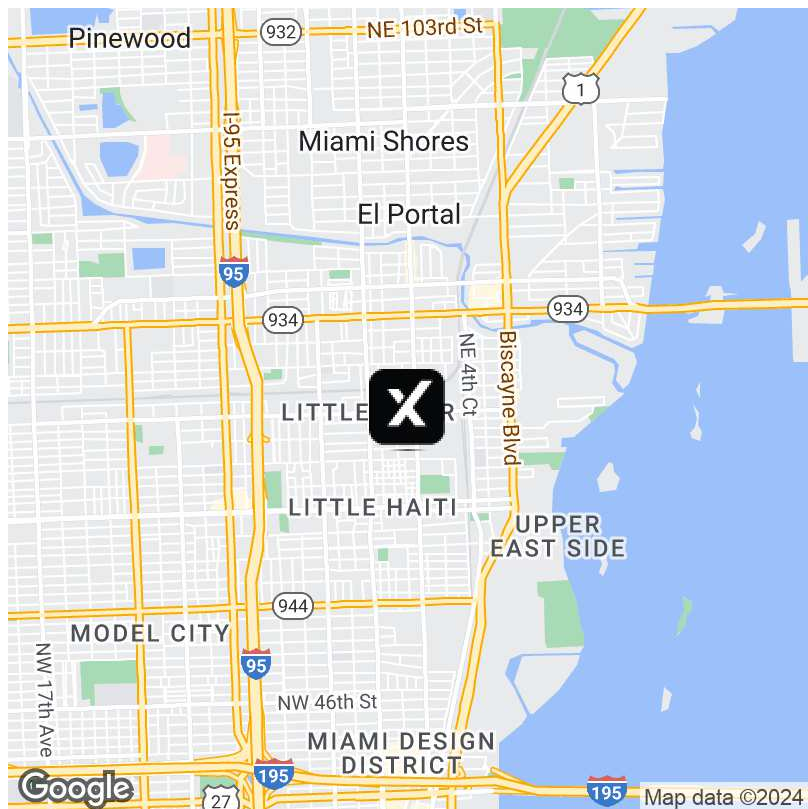
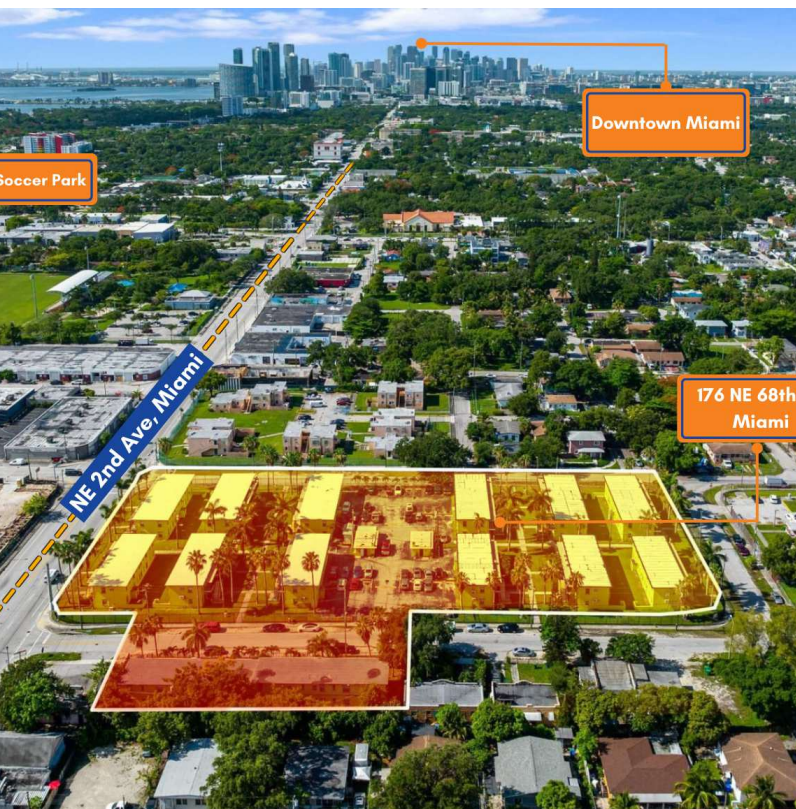


# FOR SALE | Knight Center Apartments

176 NE 68th St, Miami, FL 33138



## Offering Summary

Sale Price:	Contact Agent
Building Size:	57,969 SF
Lot Size:	3.03 Acres
Number of Units:	112
Year Built:	1947
Renovated:	2023
Zoning:	T5-L

## Property Overview

Discover an outstanding investment opportunity for Multifamily/Low-Rise/Garden investors in the Miami area. This impressive 57,969 SF property features 112 residential units, strategically zoned T5-L to offer a multitude of redevelopment options. Situated on a 3.03-acre redevelopment site, the property holds potential for 197 buildable units, making it an enticing prospect for expansion. Its strategic location, just minutes from Biscayne Blvd. and the I-95 Expressway, paired with its placement in a Qualified Opportunity Zone, enhances its investment appeal. This property presents a compelling and lucrative opportunity for investors in the thriving Miami real estate market.

## Property Highlights

- Expansive 57,969 SF building with 112 units
- Built in 1947, exuding historical charm and character
- Zoned T5-L, offering diverse redevelopment potential
- 3.03-acre site, potential for 197 buildable units
- Strategic location, less than 7 minutes from Biscayne Blvd.
- Convenient access, less than 10 minutes from I-95 Expressway
- 112 residential units across 13 buildings, 2 storage structures, and 1 laundry facility

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### Glenn Booker

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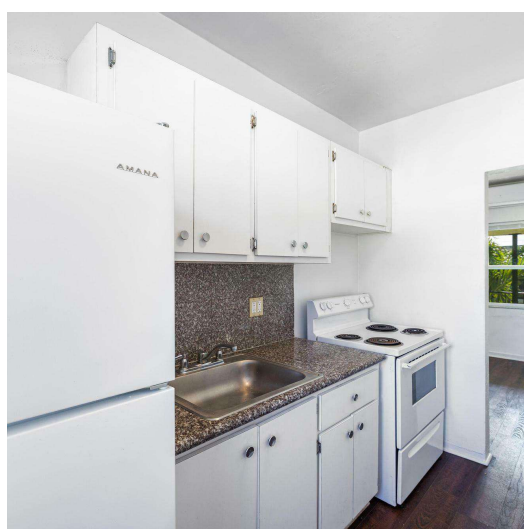
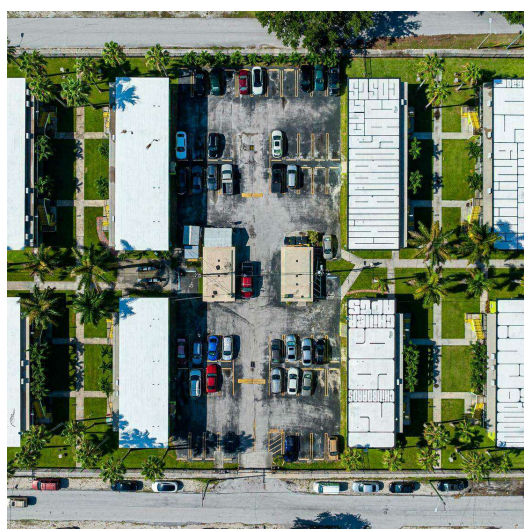
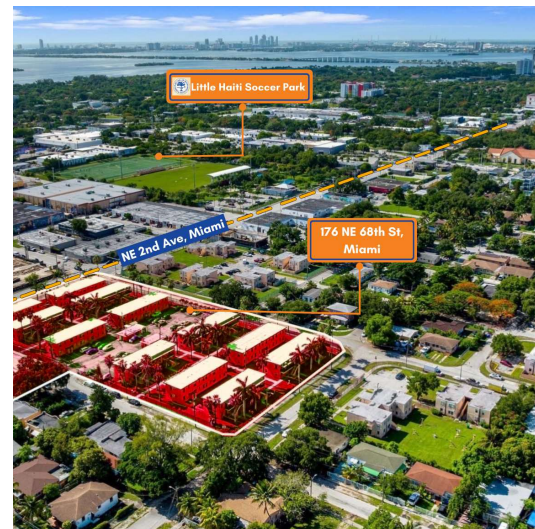
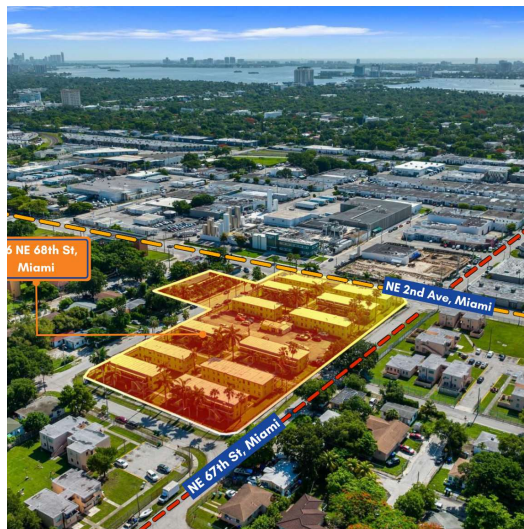


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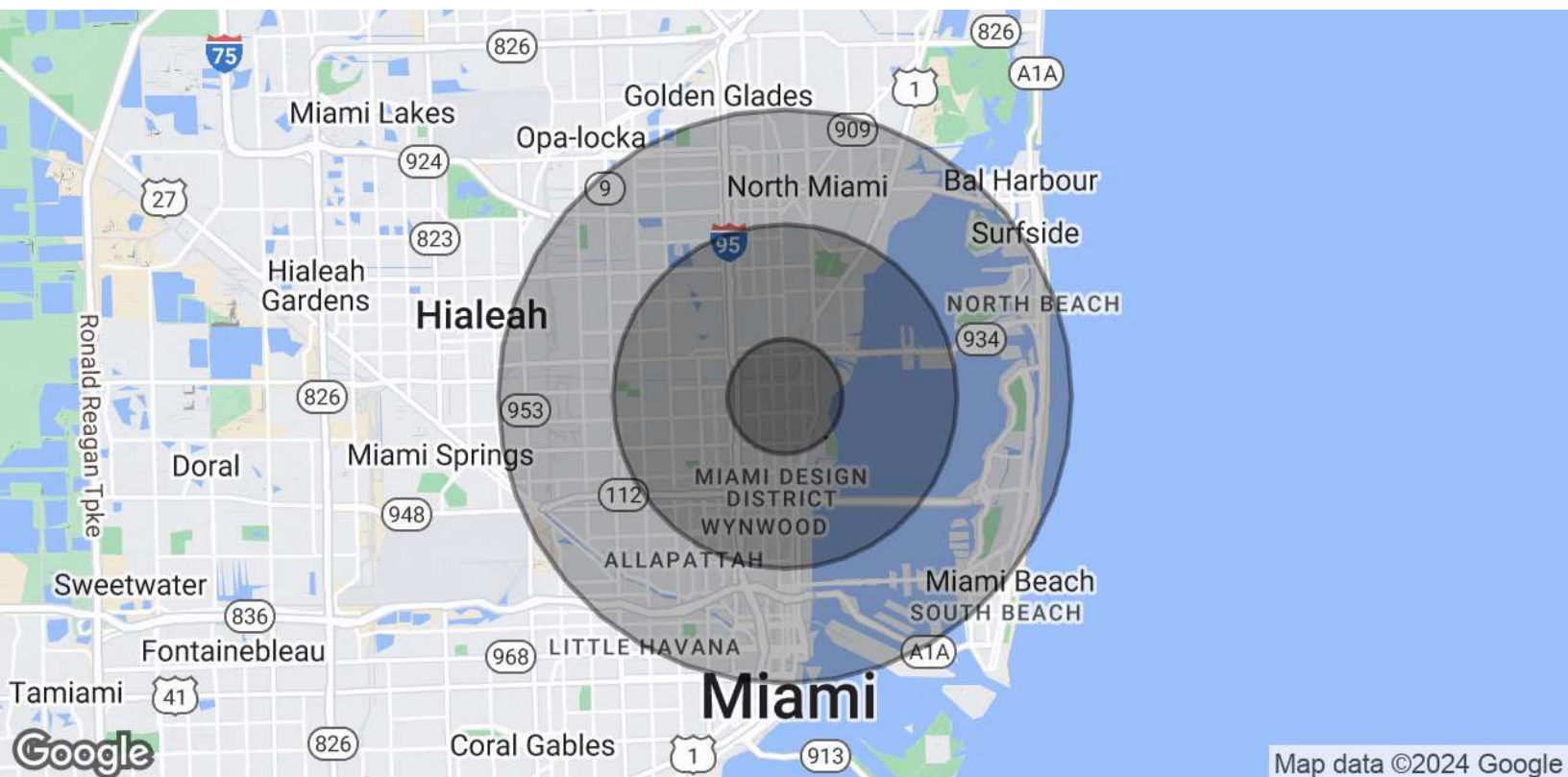
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Population	1 Mile	3 Miles	5 Miles
Total Population	30,150	185,426	557,201
Average Age	35.4	36.6	39.1
Average Age (Male)	34.0	36.0	38.1
Average Age (Female)	37.5	38.0	40.1
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	12,382	75,498	247,444
# of Persons per HH	2.4	2.5	2.3
Average HH Income	\$38,672	\$55,098	\$60,858
Average House Value	\$154,310	\$249,776	\$272,004

2020 American Community Survey (ACS)

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