



Mary Brickell Village

Miami, FL

Miami-Fort Lauderdale-Pompano Beach (FL)

Dani Cohn

Leasing Representative

(305) 250-2619

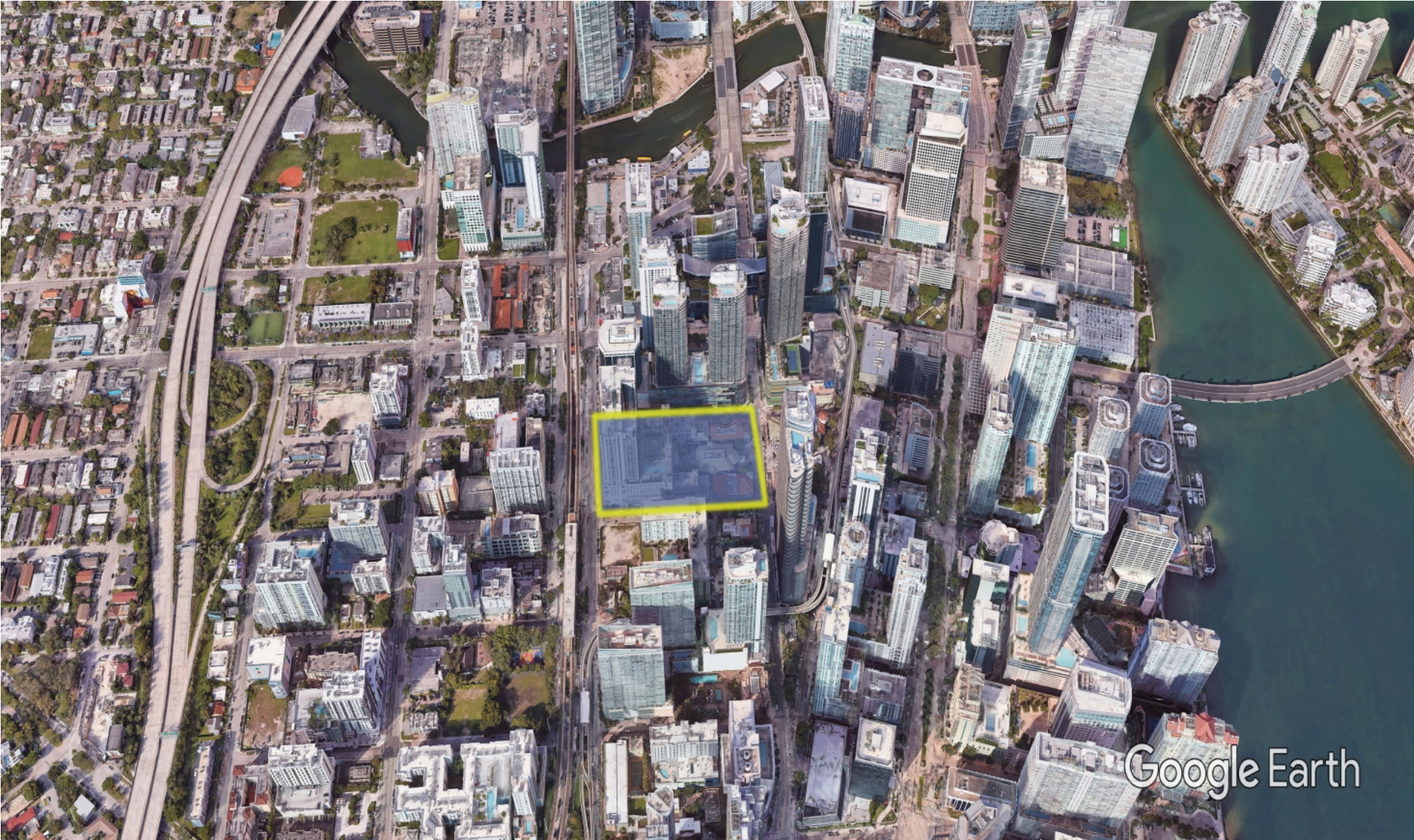
dcohn@kimcorealty.com



Mary Brickell Village

Miami, FL

www.kimcorealty.com/125540



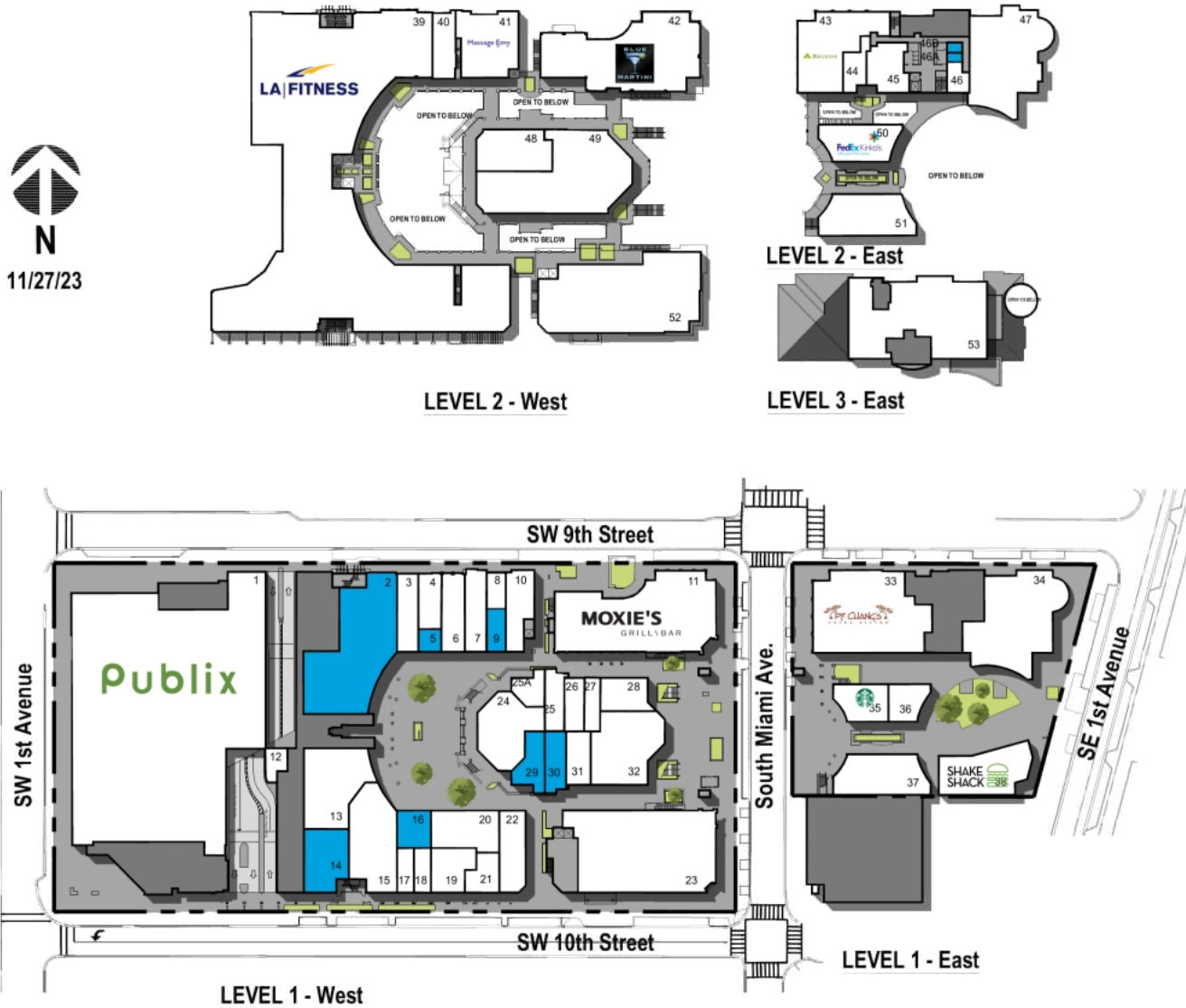
DENSITY AERIAL

Dani Cohn

Leasing Representative | (305) 250-2619 | dcohn@kimcorealty.com



Available Non-Controlled

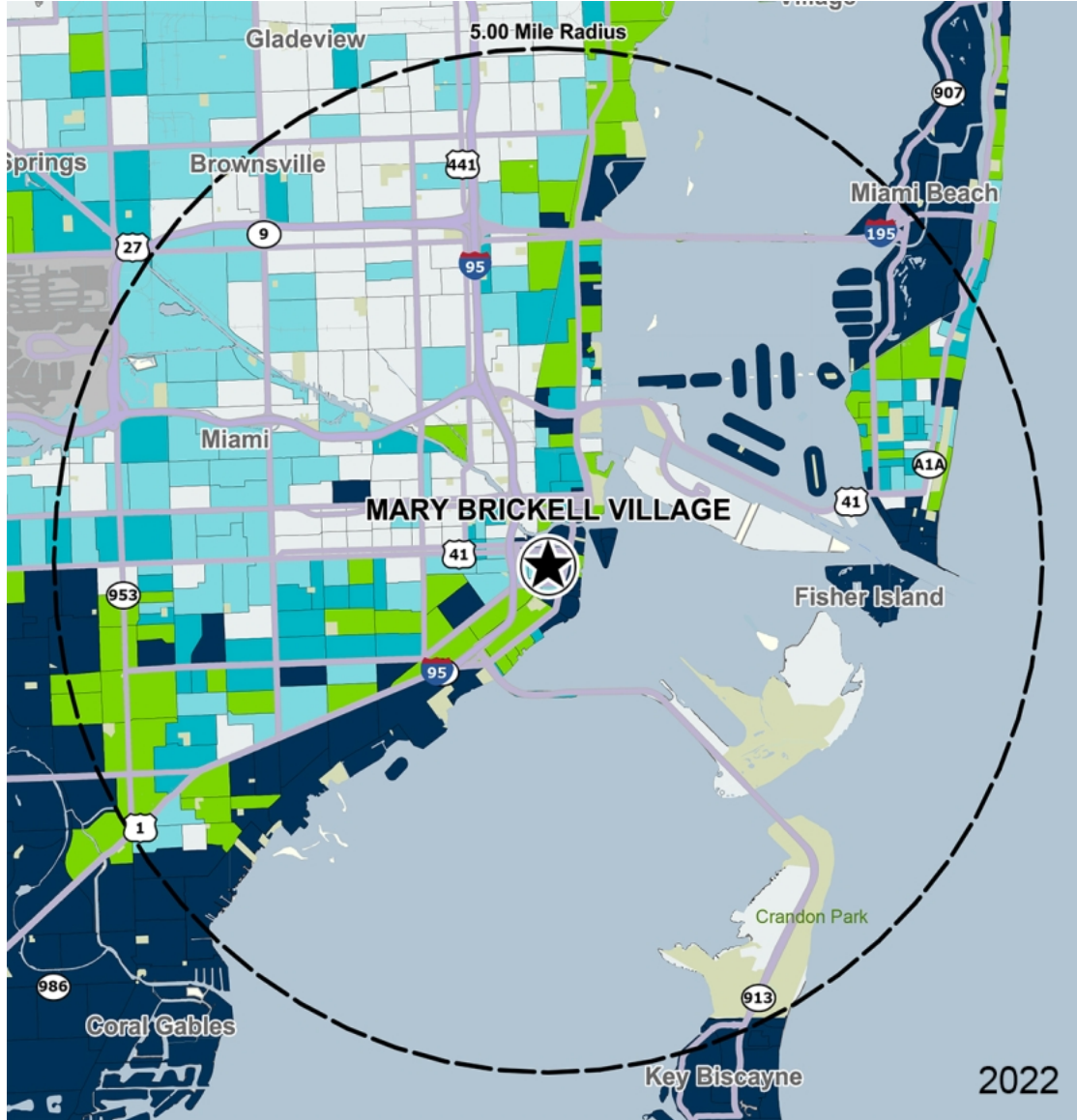


Dani Cohn

Leasing Representative | (305) 250-2619 | dcohn@kimcorealty.com

	TENANT	SQ FT		TENANT	SQ FT		TENANT	SQ FT
1	Publix	29,203	20	Vale Food Co.	2,054	37	Balan's	2,713
2	Available	6,797	21	Total Nutrition	879	38	Shake Shack	2,500
3	Raw Juce	1,233	22	Kanu Pet	1,632	39	LA Fitness	35,295
4	Subway	948	23	North Italia	8,637	40	Uni K Wax	1,274
5	Available	390	24	Candela Gastro Bar	2,024	41	Massage Envy	2,902
6	T-Mobile	1,418	24A	Candela Gastro Bar	820	42	Blue Martini	6,703
7	Plump Cosmetics and Injectables	1,335	25	Razzle Dazzle Barbershop II	900	43	Regions Bank	3,761
8	OXXO Care Cleaners	535	25A	Razzle Dazzle Barbershop II	729	44	REVIV	788
9	Available	663	26	ATIK	808	45	Ayala Royal Ballet	1,606
10	AT&T	1,415	27	The Village Humidor	641	46	Toscano Divino	421
11	Moxies	8,157	28	Edward Beiner	1,233	46A	Available	200
12	Sexy Fish	550	29	Available	977	46B	Available	200
13	Kan Sushi	3,487	30	Available	1,019	47	Rosario	5,125
14	Available	2,047	31	Happy Laser	999	48	Studio D by Paolo Salon	2,332
15	Mister 01 Extraordinary Pizza	3,437	32	Toscano Divino	3,534	49	Novecento	6,481
16	Available	956	33	P.F. Chang's	6,371	50	FedEx Kinko's Office and Print	2,005
17	Blo Blow Dry Bar	569	34	Rosario	5,691	51	Berkshire Hathaway HomeService	2,640
18	Face Brow & Beauty Bar	567	35	Starbucks	1,300	52	Hampton Social	8,621
19	Spa & Nail Fever	1,266	36	Rivareno Gelato	1,030	53	Pediatric Associates	7,453

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.



by Block Group

Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	66,478	228,362	466,317
Daytime Pop	195,674	366,568	637,080
Households	34,937	101,057	199,273
Average HH Income	\$126,864	\$100,599	\$96,205
Median HH Income	\$87,957	\$60,570	\$57,754
Per Capita Income	\$66,997	\$45,040	\$41,554

Average Household Income

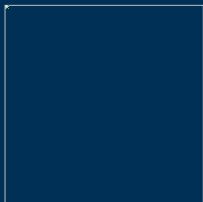
Popstats, 4Q 2022, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



Mary Brickell Village

S Miami Ave. & SW 10th St., Miami, FL



Dani Cohn
Leasing Representative
(305) 250-2619
dcohn@kimcorealty.com