

# BUENA VISTA

OFFICE FOR LEASE:  
128 NE 54<sup>th</sup> Street  
Miami, FL 33137

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**MADDUX AND COMPANY**  
305.264.9661

**3,417 SF OFFICE**  
**FREE-STANDING OFFICE BUILDING**

A rare freestanding building steps from Biscayne Boulevard in Miami's Upper Eastside — one of the city's fastest-growing corridors. Currently built out as a medical office, the space features a large open room adaptable to virtually any use, from wellness and aesthetics to creative, professional, or retail. With no shared lobbies or common areas, tenants enjoy full operational independence, a private entrance, and strong street visibility, all within minutes of Wynwood, the Design District, Midtown Miami, I-195, and I-95.



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## MADDUX AND COMPANY

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## 128 NE 54<sup>th</sup> STREET – OFFICE FOR LEASE

**SIZE: 3,417 +/- Square Feet**

**\$35.50 Per Square Foot (Modified Gross)**

A rare freestanding building in one of Miami's most active and fast-appreciating corridors — steps from Biscayne Boulevard and within minutes of Wynwood, the Design District, and Midtown Miami.

Currently configured as a medical office, the building features a large open room that can be adapted for virtually any use. With no shared lobbies, common areas, or adjacent tenants, occupants enjoy full operational independence, a private entrance, and strong street visibility in a submarket seeing consistent residential and commercial growth.

### Ideal Uses:

Medical, dental, or wellness practice · Medspa or aesthetics clinic · Boutique fitness or yoga studio · Creative studio or production space · Showroom or boutique retail · Financial advisory or professional office · Event or workshop space

### Property Features

Freestanding building with private entrance

Large open-plan room with flexible layout

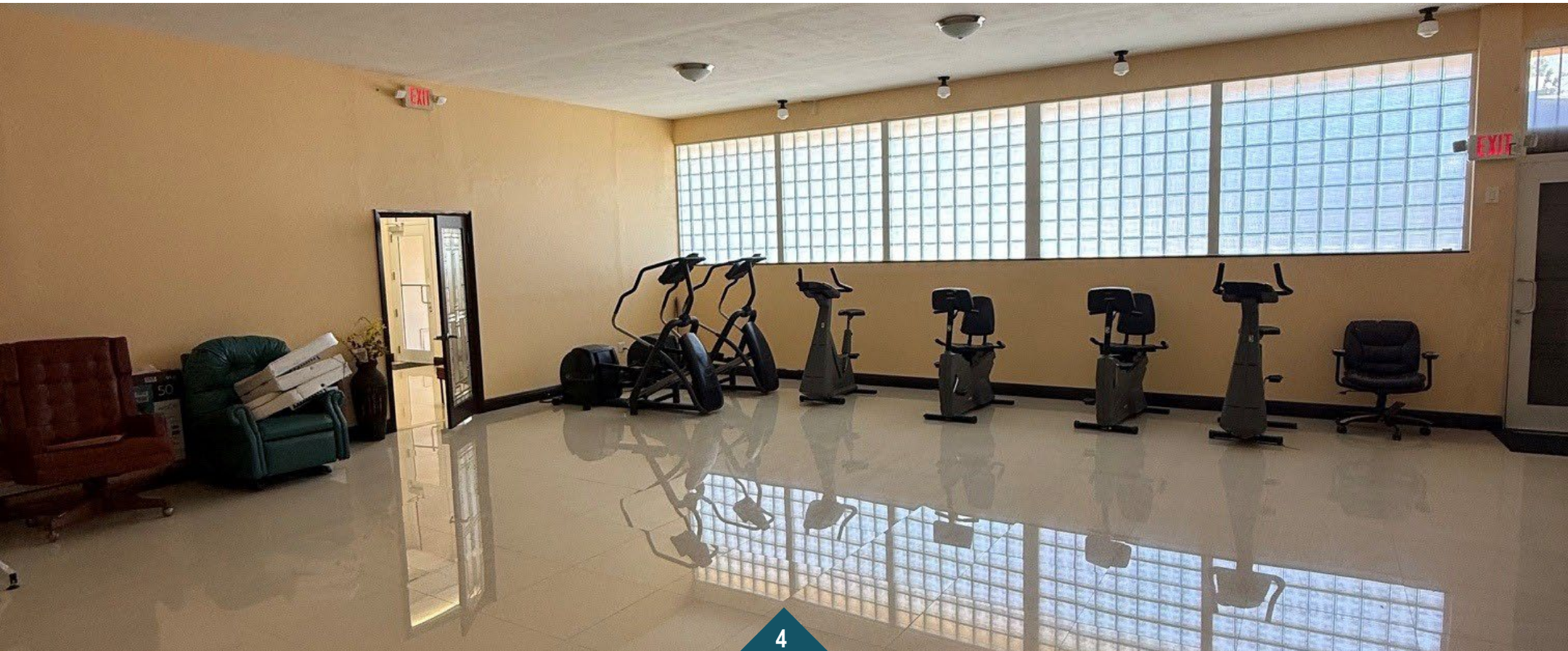
Medical build-out in place — move-in ready for clinical users, easily modified for other uses

Central A/C

Strong street presence and frontage

Location

Direct access to Biscayne Boulevard with high daily traffic counts. Minutes from I-195 and I-95. Surrounded by the continued growth of Wynwood, Midtown, and the Design District — one of Miami's strongest submarkets for both business and consumer foot traffic.



LITTLE HAITI

128 NE 54 Street  
OFFICE FOR LEASE

Biscayne Boulevard

DESIGN DISTRICT



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**128**  
**DOCTOR'S**  
**OFFICE**  
**PINEL MEDICAL CENTER**  
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**PINEL MEDICAL CENTER**

LE BEE  
RESTAURANT  
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