

FOR LEASE

# PRIVATE SUITE

1400 Alton Road

Miami Beach, FL 33139 · Alton 14

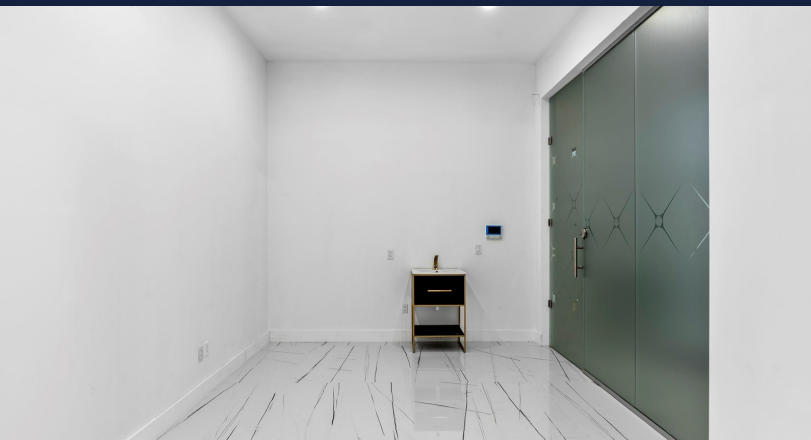
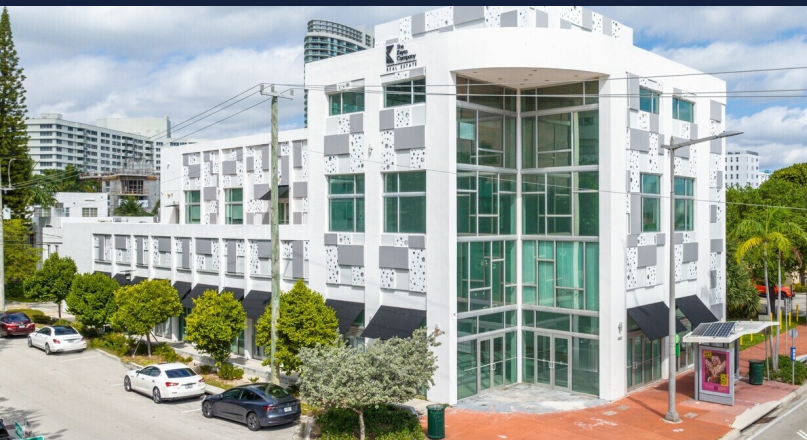
SPACE AVAILABLE

**210 SF**

MONTHLY RATE

**\$2,100**

ELECTRIC & WIFI INCLUDED



**ELECTRIC & WIFI  
INCLUDED**

**PLUG & PLAY  
FURNISHED OR UNFURN.**

**VANITY  
SINK & WATER HOOKUP**

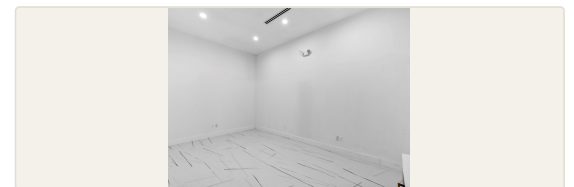
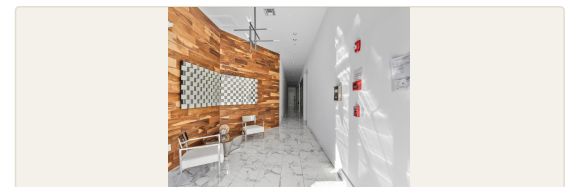
**SECURE  
FOB ENTRY & CAMERAS**

## PROPERTY DESCRIPTION

Prime ground-floor, quiet private suite on Alton Road between SoFi (South of Fifth) and Lincoln Road, offering high visibility and direct access from heavily trafficked Alton Road. The suite has been newly finished with modern glass and wood privacy panels, a built-in vanity sink with water hookup, and a quiet, professional layout ideal for client-facing businesses.

Zoned for office or retail use, the space is a true plug-and-play opportunity and can be leased furnished or unfurnished — perfect for med spas, aesthetics, physical or rehab therapy, massage and wellness practitioners, legal/accounting and boutique agencies, hair and laser services, and more.

The gross lease includes electricity and high-speed Wi-Fi. The building offers secure fob entry, 24/7 cameras, an integrated video intercom, and a keypad restroom shared with one neighboring suite — a turnkey opportunity in a premium Miami Beach corridor.



## IDEAL USES

Med spa · Aesthetics · Physical / rehab therapy · Massage & wellness · Legal / accounting · Boutique agency · Hair & laser services · Other professional or client-facing service uses

## THE LOCATION

- Prime Alton Road frontage — one of Miami Beach's most heavily trafficked commercial corridors
- Positioned between Lincoln Road and South of Fifth (SoFi)
- High visibility with direct access from Alton Road

## WHY ALTON 14

- Curated mix of professional and upscale tenants, including a global modeling agency, microblading studio, nail spa, hair extension boutique, real estate brokerage, training & recovery studio, and luxury tattoo studio
- Secure fob entry, 24/7 cameras, and video intercom building-wide
- Ideal environment for beauty, wellness, lifestyle, and professional service tenants

*"A plug-and-play opportunity in a premium Miami Beach corridor."*