

FOR LEASE

CREATIVE OFFICE

800 NW 7TH AVE

MIAMI, FL 33136

GRIDLINE
PROPERTIES



EXECUTIVE SUMMARY

Positioned at the crossroads of Miami's urban core, 800 NW 7th Ave offers a distinctive creative office environment just minutes from Downtown Miami, Brickell, and the Health District.

The property features a thoughtfully built-out mezzanine that enhances both functionality and design appeal, creating an efficient layout for collaborative office users, showroom concepts, or creative operators. With its character-driven aesthetic, open feel, and flexible configuration, the space delivers an adaptive-use environment rarely found in the immediate market.

Ideal for tenants seeking a presence with both accessibility and identity, 800 NW 7th Ave provides an opportunity to operate within one of Miami's most connected and rapidly evolving corridors.



PROPERTY HIGHLIGHTS

FOR LEASE

TYPE	Creative Office
BUILDING SIZE	3,200 SF
TOTAL LOT SIZE	6,250 SF
PARKING	Private
ZONING	D1
ASKING RATE	\$9,750/Month
RATE PER SF	\$36.56

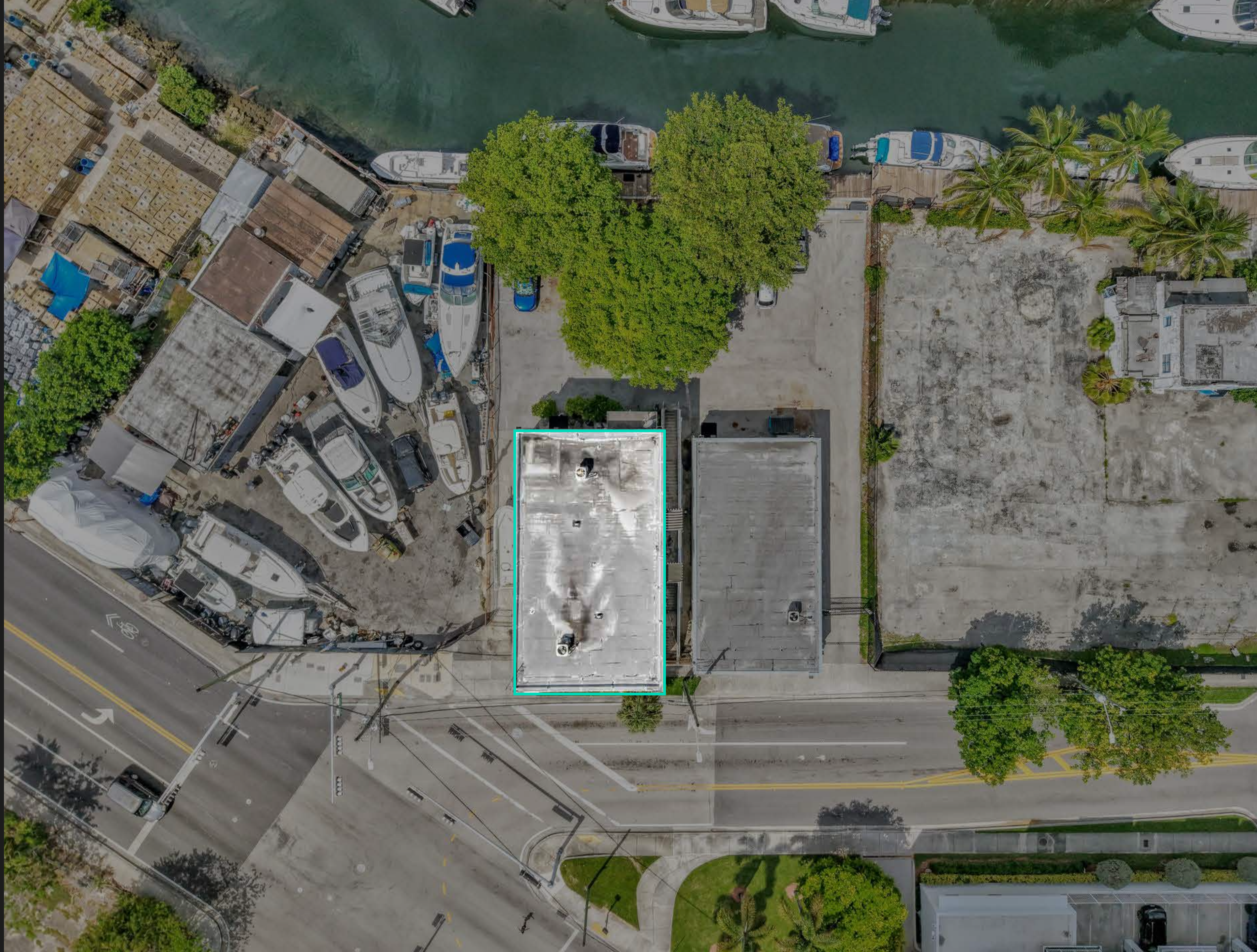
FEATURES

 Built-Out Mezzanine

 Street & Rear Access

 Natural Light

 Water View



INTERIOR IMAGES









EXTERIOR IMAGES



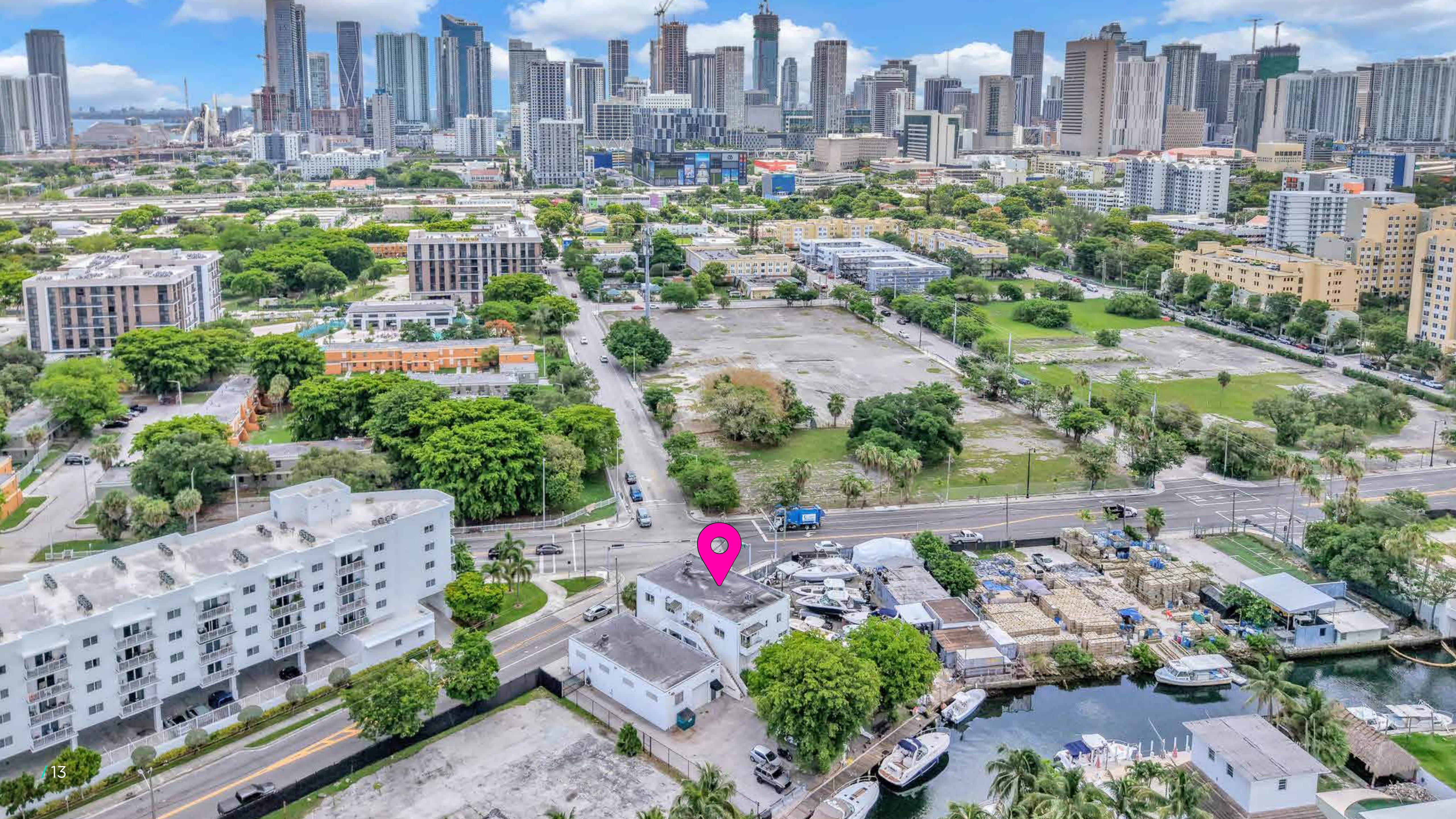






AERIALS







GRIDLINE PROPERTIES

800 NW 7TH AVE

READY TO SCHEDULE A TOUR?
CONTACT US

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