FOR LEASE

VISTA SHOPPING CENTER

6400 NW 186TH STREET, MIAMI GARDENS, FL 33015

POWERFUL CROSSROAD WITH Publix Sedano's CHIPOTLE planet fitness Panera BREAD

EXCLUSIVE RETAIL LEASING

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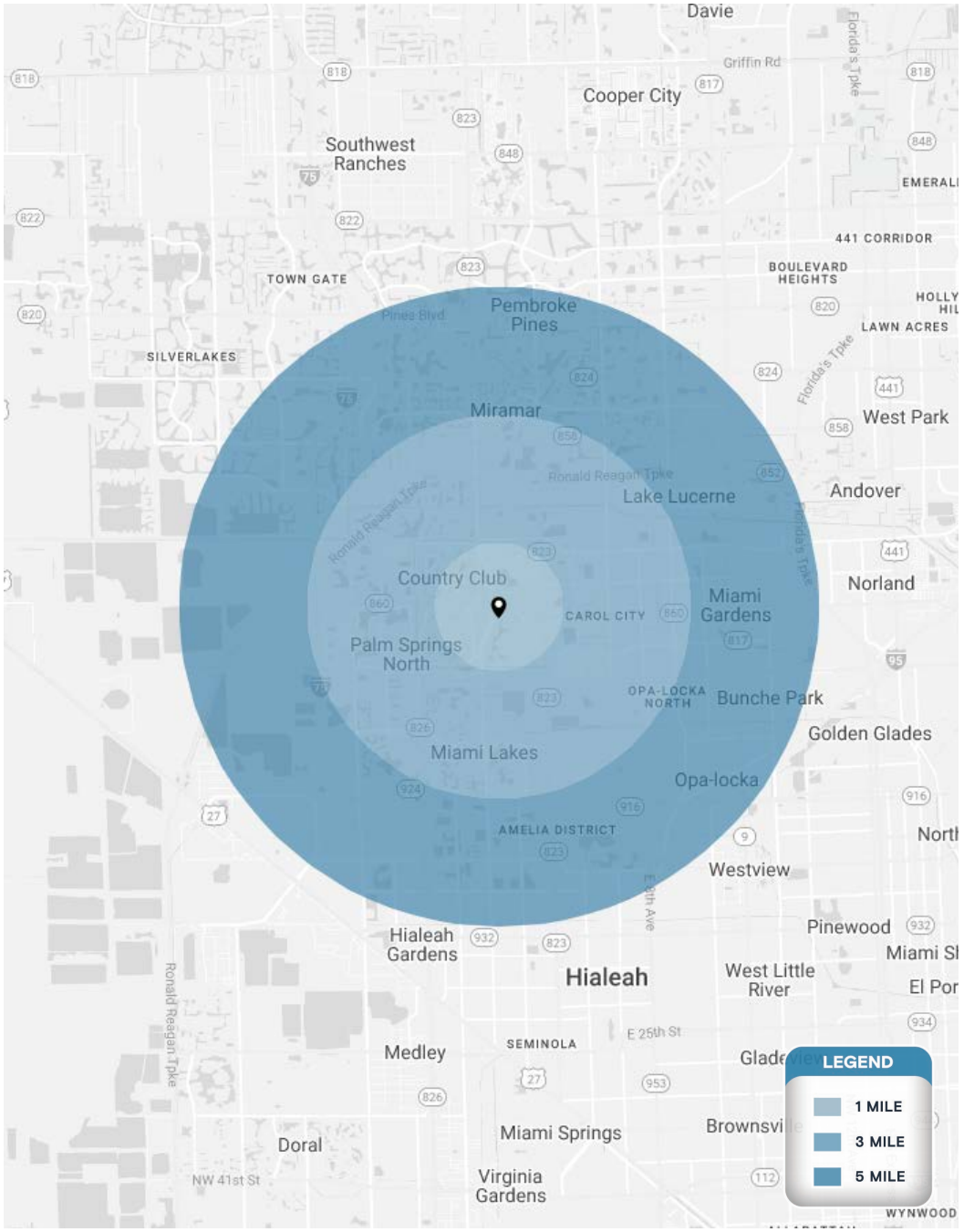
PROPERTY OVERVIEW

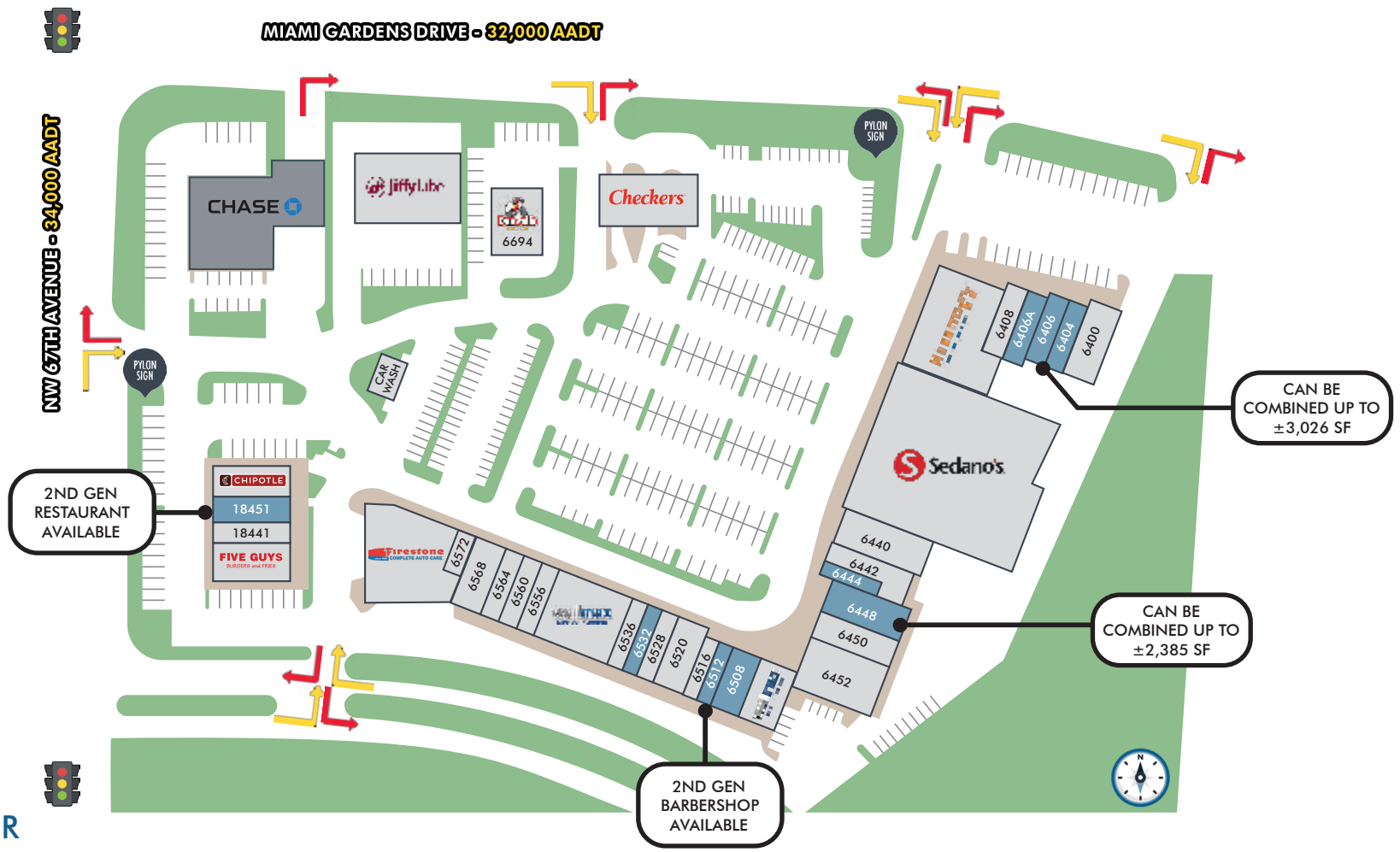
HIGHLIGHTS

- Extremely popular shopping center that's home to successful tenants including Sedano's and Navarro Discount Pharmacy
- 1.6 million visits to the property in the last year with 323,600 unique annual visitors
- This property recently completed a facade renovation
- Restaurants within the retail center enjoy an unbelievable sales volume
- Powerful intersection with an excess of 70,00 VPD
- Easy accessibility from Interstate 75, Palmetto Expressway, and Florida Turnpike
- Adjacent to American High School (2,200 students) and across the street from Joella Good Elementary School (1,000 students)
- Co-tenancy: Sedano's, Navarro Discount Pharmacy, Firestone Complete Auto Care, Five Guys Burgers and Fries, Chipotle, Chase
- Nearby Tenants: Publix, CVS pharmacy, Planet Fitness, Dollar General, Wells Fargo, Bank of America, Panera Bread, Dunkin'

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION	39,397	168,067	462,371
HOUSEHOLDS	13,913	54,861	155,471
DAYTIME EMPLOYEES	32,228	138,371	382,026
AVERAGE HH INCOME	$65,243	$80,132	$71,965
	5 Minutes	10 Minutes	15 Minutes
POPULATION	85,567	234,530	600,779
HOUSEHOLDS	28,880	77,034	201,755
DAYTIME EMPLOYEES	70,457	193,571	497,467
AVERAGE HH INCOME	$71,823	$77,574	$70,482





TENANT ROSTER

6400	Lakes Insurance	2,100 SF	6440	Yeles Bakery	2,400 SF	6512	Available 2nd Gen Barbershop	1,050 SF	6556	Little Caesar's	1,400 SF	18441	Pure Green	905 SF
6404	Available	975 SF	6442	Dental Total	2,865 SF	6516	Holy Smokes	1,050 SF	6560	Mr Lee's Chinese	1,050 SF	18451	2nd Gen Restaurant	1,179 SF
6406	Coming Available	975 SF	6444	Available	885 SF	6520	Mundo De Fajas	2,100 SF	6564	Pretty Beauty Supply	1,050 SF	18461	Chipotle	2,500 SF
6406A	Coming Available	1,076 SF	6448	Coming Available	1,500 SF	6528	Opportune	1,050 SF	6568	Reino De Extensiones	1,595 SF	6692	Jiffy Lube	1,885 SF
6408	Wing Stop	1,459 SF	6450	Chicken Kitchen	1,500 SF	6532	Available	1,050 SF	6572	Accounting Taxes Center	325 SF	6694	Don Pollo	2,321 SF
6410	Navarro Pharmacy	7,000 SF	6452	Nando's	3,552 SF	6536	LA Nails	1,050 SF	6580	Firestone	6,571 SF	6696	Checkers	807 SF
6430	Sedano's Supermarket	23,000 SF	6508	Coming Available	1,779 SF	6540	Wellmax Health	8,793 SF	18421	Five Guys	2,604 SF			

VISTA CENTER | **SITE PLAN**

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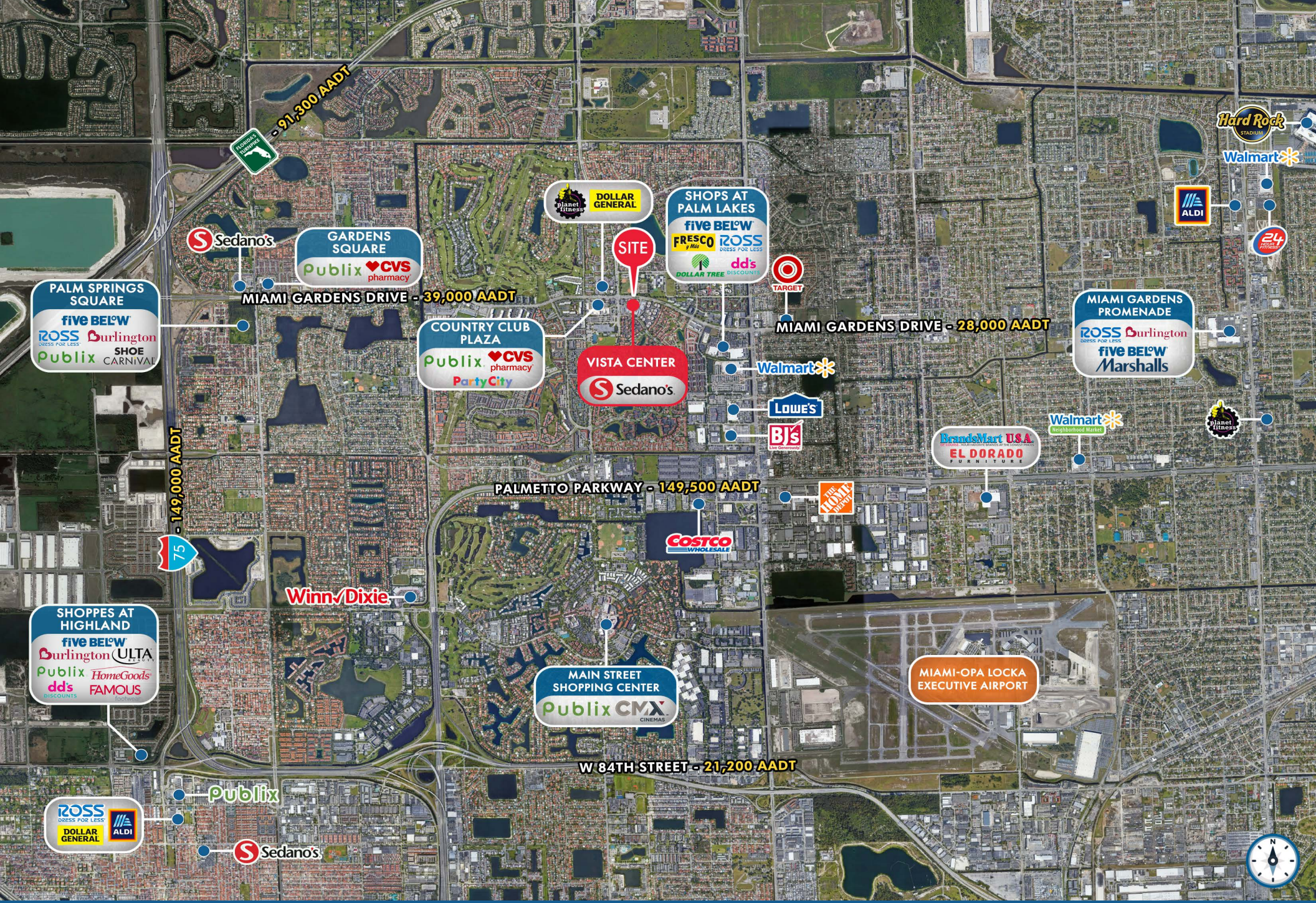

VISTA CENTER | **MARKET AERIAL**

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