



FOR SALE

Versatile Commercial Building
Near Miami Health District

1341 NW 20 Street
Miami, FL 33142



EXECUTIVE SUMMARY

Apex Capital Realty is proud to present 1341 NW 20th Street, a unique commercial opportunity in the heart of Miami's urban core. This 3,441 SF building sits on a 7,250 SF lot with flexible T6-8-0 zoning, allowing for a variety of commercial uses. The property is strategically located near the Miami Health District, County Courthouse, and Detention Center, making it an ideal location for legal professionals, bail bonds services, or medical practices seeking a prime, well-connected location.

The property is currently occupied by an auto detailer on a month to month basis, offering the ability to deliver the asset vacant and ready for customization. This site is excellent for an owner-operator looking to establish a presence in a high-demand, service-oriented corridor, with strong visibility and convenient access to major roadways. The versatile zoning and location present a compelling opportunity to reposition the property to better serve the surrounding medical and legal communities.

HIGHLIGHTS

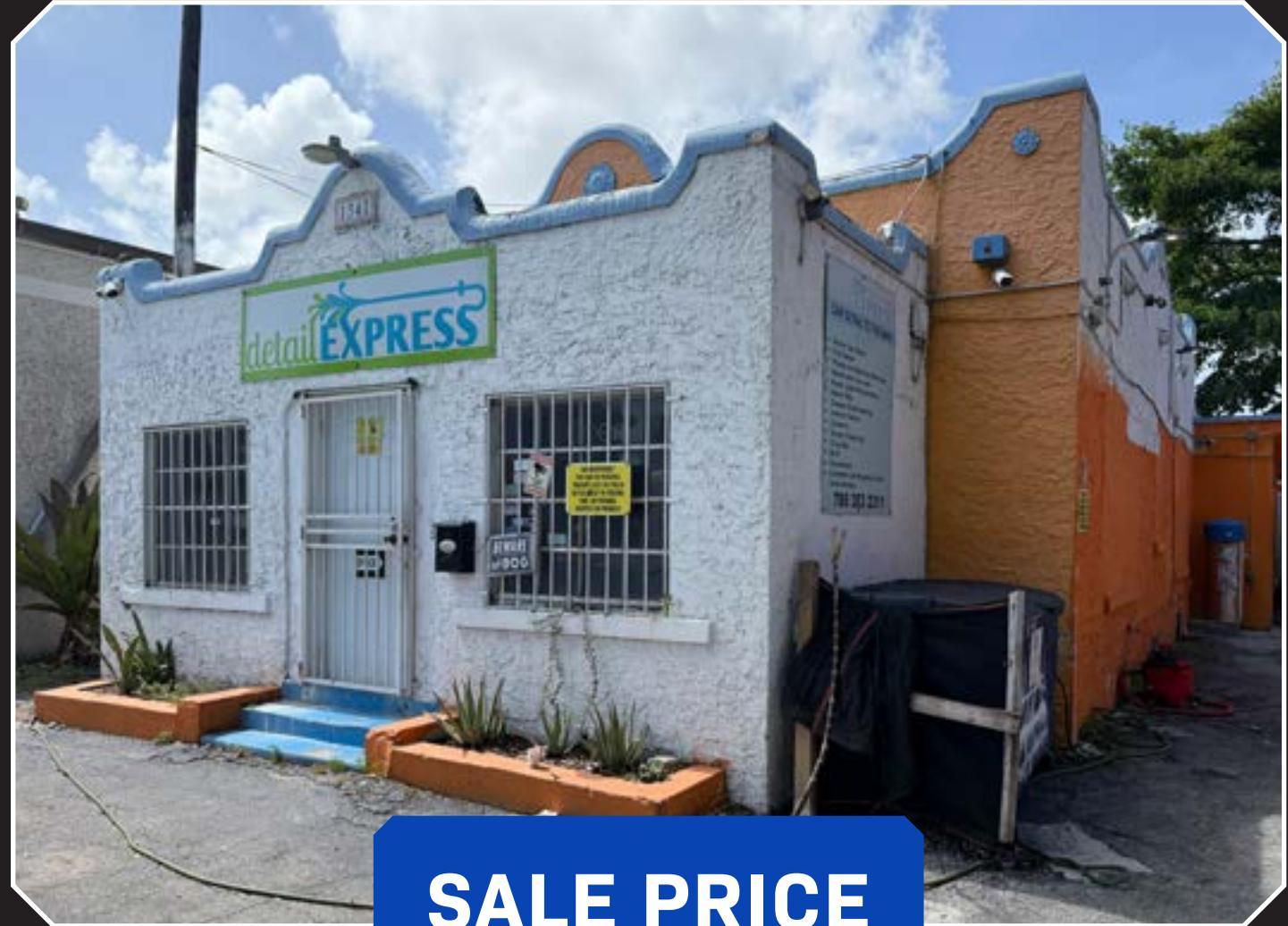
- High visibility corridor with strong daily traffic and excellent signage potential
- 3,441 SF free-standing commercial retail/office building on 7,250 SF lot
- Prime location in the heart of Miami's District, steps from courthouses, the VA Hospital, and detention center
- Excellent fit for bail bonds agency, law firm, medical clinic, wellness center, or professional service office

BUILDING SIZE	3,441 SF
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LOT SIZE	7,250 SF
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ZONING	T6-8-0
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ALLOWABLE USES	Professional office, medical office, or retail
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SALE PRICE
\$995,000

INTERIOR PHOTOS



BIRD'S EYE VIEW

NW 20th Street



**SUBJECT
SITE**

SOUTH WEST VIEW



NW 20th Street

NW 20th Street



SUBJECT SITE

NORTH EAST VIEW



SUBJECT SITE

NW 20th Street

SOUTH EAST VIEW



NW 20th Street

SUBJECT SITE

NW 20th Street



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