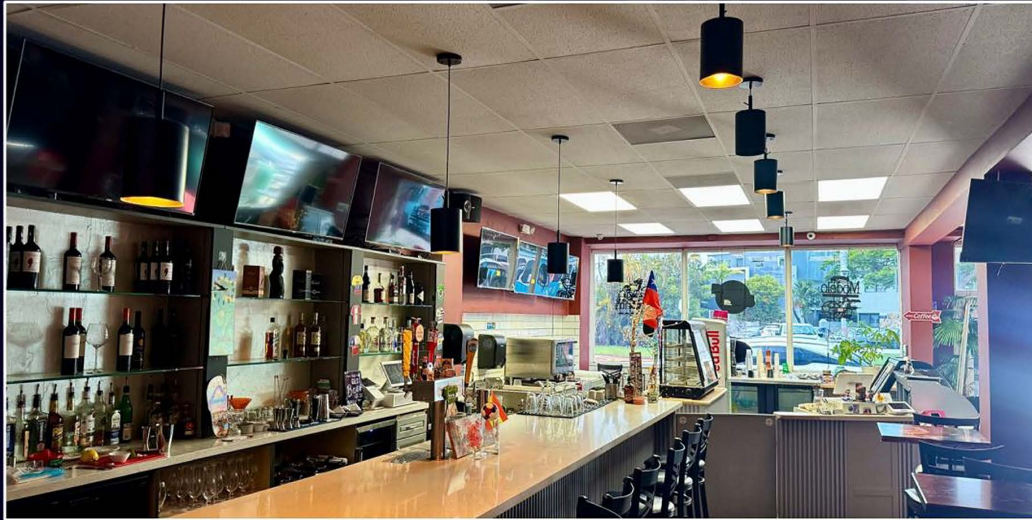


Restaurant & Bar + Building For Sale

FOR SALE

1971 71ST STREET • NORMANDY ISLES • MIAMI BEACH, FL 33141





Restaurant & Bar Building For Sale in Normandy Isles

1971 71st Street
Miami Beach, FL 33141

BUILDING SIZE

3,349 SF

LOT SIZE

5,402 SF

FRONTAGE

50 ft on 71st St

TENANCY

Single

PARKING

4 on-site spaces
+ ample street parking

SALES PRICE

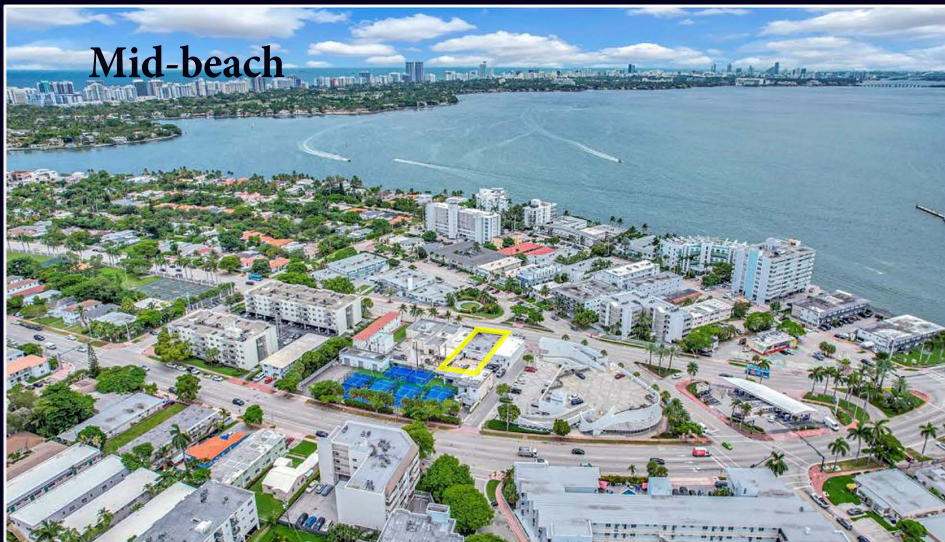
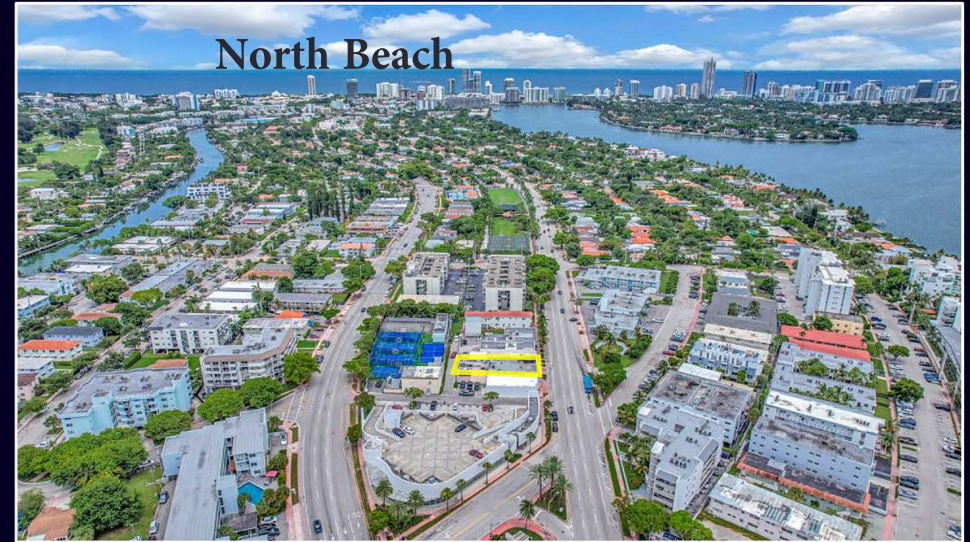
\$2,500,000

PROPERTY HIGHLIGHTS

- Turnkey 2nd generation restaurant & bar
- Liquor license included; liquor sales until 5 AM
- Live music allowed until 5 AM
- Active Certificate of Use in place; begin operating today
- New grease trap up to code and active
- Outdoor seating warrant approved and in use
- 40-Year Recertification completed in 2022







Master Development List — 21 Unique Projects

#	Address	Project Name	Units
1	1400-1601 79th St Causeway	Ansin / Sunbeam North Bay Village	1,936
2	1819-1855 79th St Causeway	Jesta Development	345
3	1850 79th St Causeway	Shoma Bay – Publix	333
4	7140 Abbott Ave	NoBe PARC / Finvarb Project	232
5	7409-7449 Collins Ave	Ocean Terrace Project	75
6	880 71st St	880 71st Street	120
7	580 72nd St	72 Park	206
8	6988 Abbott Ave / 6948-6988 Abbott Ave	Target – Pacific Star	170
9	6701 Collins Ave	Deauville Beach Resort Redevelopment	100
10	1755 79th St Causeway	Continuum Club & Residences	198
11	600 71st St	Palma Miami Beach	121
12	1101 71st St	1101 71st St / Jerika Properties	98
13	1960 Normandy Dr	1960 Normandy Drive / LeaseFlorida	117
14	8000 East Dr & 7946 East Dr	Ritz-Carlton Residences NBV	364
15	7200 Collins Ave	7200 Collins	222
16	600 72nd St	72 Carlyle	134
17	7940 West Dr	Pagani Residences	70
18	7918 West Dr	Tula Residences	54
19	7913 West Dr	El-Ad / Marina View	94
20	6979-6985 Collins Ave	Kolter / BH Oceanfront	37
21	6940 Abbott Ave	Ella Miami Beach	103



Nearby planned and active projects continue to add residential density and commercial momentum around Normandy Isles, North Beach and North Bay Village.



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