



FOR SALE

EL PORTAL BUNGALOW LAND

**585 NW 88TH STREET
MIAMI, FL 33150**

**THE ALPHA
COMMERCIAL**

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THE ALPHA COMMERCIAL ADVISORS
375 NE 54th Street, Suite 8
Miami, FL 33137

www.thealphacomm.com

Based in Little River, The Alpha Commercial is rewriting the narrative of the brokerage industry. Our mission is to empower professionals to redefine their careers, fostering a culture where work meets play and success knows no bounds. Led by a team with over \$200MM in closed transactions in the span of only a few years, we specialize in peripheral urban core neighborhoods with a unique focus on covered land and creative deals that seamlessly connect people with the places they love.



THE LISTING TEAM

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OFFERING SUMMARY

585 NW 88TH STREET Miami, FL 33150

Lot Size: 43,496 SF (1 acre)

Bldg Area: 1,261 SF

Zoning: RU-3B

Max. Density: 8 units (4 duplexes)

Asking Price: \$1,299,000

Note: Property may be purchased as a portfolio with 529 NW 88th Street. Inquire with broker for pricing guidance.

OPPORTUNITY ZONE

EL PORTAL VALUE-ADD LAND DEVELOPMENT OPPORTUNITY

585 NW 88th Street is a renovation-ready single-family home situated on a full acre lot where highest-best use of the zoning allows for the development of 8 total units of the same bungalow style as the model community also available for sale to the east at 529 NW 88 ST. Relatively simple and low-cost to build, the developer can create substantial cash-flow and either hold or flip upon completion.



BIRD'S EYE VIEW



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SOUTH VIEW



LITTLE RIVER

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NORTH VIEW



MIAMI SHORES



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SOUTHEAST VIEW



MIAMI SHORES

EL PORTAL



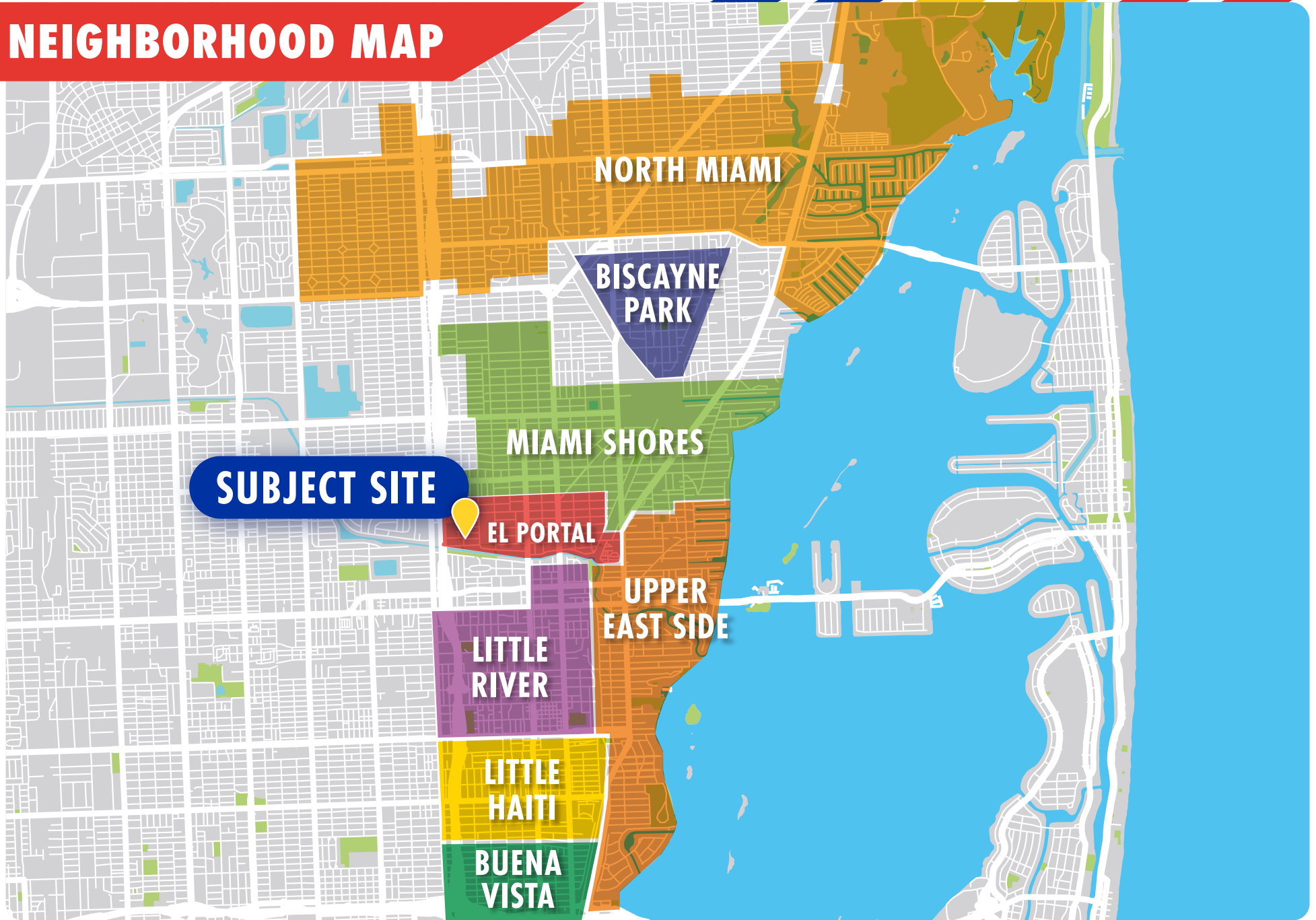
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NEIGHBORHOOD MAP



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