



ATLAS PLAZA

MIAMI DESIGN DISTRICT

miami
RFR
RETAIL

*World-class
destination
for art, design
and fashion*

Close to Midtown
and Wynwood with
easy access to
I-95 & I-195



MIAMI DESIGN DISTRICT



16 M

yearly visitors to Miami
Sept 2017 - Aug 2018

50-100%

increase in retailers
year-over-year sales
Jan 2018

26 B

in direct expenditures
from visitors
Sept 2016 - Aug 2017

\$55 B

overall 2016 sales

136%

increase in median
price single-family homes
surrounding Miami's
Design District
2012 - 2017



THE ULTIMATE DESTINATION FOR CUTTING-EDGE
FASHION, ART, DESIGN AND CULTURE

150+ LUXURY RETAILERS



A. Lange & Söhne
Alice + Olivia
BA&SH
Berluti
Bulgari
Burberry
Cartier
Céline
Chernaya Bridal House
Christian Louboutin
Chrome Hearts
Cos
Daniella Kronfle
Dior
Dior Home
ECJ Luxe
Empressa
En Avance
Eres
Ermenegildo Zegna
Fendi
Genius Jones
Giorgio Armani
Givenchy
Gucci
Harry Winston
Hermès
Hublot
I on the District
Isabel Marant
IWC Schaffhausen
Jaeger-LeCoultre
Jason of Beverly Hills
Jon Lobb
Lanvin Boutique
Loewe
Longchamp
Loro Piana
Louis Vuitton
Maison Margiela

Marni
Max Mara
Miu Miu
MM6 Maison Margiela
Mrkt Deux
Omega Boutique
Panerai
Parmigian Fleurier
Piaget
Prada
Pucci
Rag & Bone
Ralph & Russo
Rick Owens
Rimowa
Roberto Coin
Rolex Boutique
Saint Laurent
Seiko
Seven Biçakçi
Tag Heuer
The Bazaar Project
Theory
Tiffany & Co.
Tod's
Tom Ford
Tory Burch
Tourbillon
Ulysse Nardin
Vacheron Constantin
Vagu
Valentino
Van Cleef & Arels
Vø73
Versace
Vhernier
Yvel
Zadig & Voltaire



Ann Sacks
Arclinea
Armani/Casa
Bang & Olufsen
Bisazza
Boffi Studio
Miami-Solesdi
Brown Jordan
Bulthaup Miami
Ceramic Matrix
Citco
Crescent Garden
Decorator's Plumbing
Design Within Reach
Designer's Tile
Emilio Robba
Flor
Galilee Lighting
HausScape
Henge + Listone
Giordano
Holly Hunt
Internum and Design
Italian Luxury Design
Italicam
Ivette Arango
Interior Design
Jalan Jalan
Janus et Cie
Jonathan Adler
Kartell
L'arte Kitchen & Living
Lema
Liaigre
Ligne Roset
Linea Studio
Lladró
Luxury Living
Showroom
Michael Dawkins
Home
Minotti Miami

Mitchell Gold + Bob Williams
Modern Home 2 Go
Molteni&C—Dada by Modus Miami
Monica James
Natuzzi Italia
Nice B Home
No Borders for Design
Oggetti
One of a Kind
Orlean
Ornare
Pianeta Legno
Poliform USA
Saint-Louis Crystal
Simonia's
Spazio Di Casa Fine Italian Furniture & Kitchens
Susane R
Lifestyle Boutique
The Rug Company
The Shade Store
Threadcount
Versace Home
Waterworks



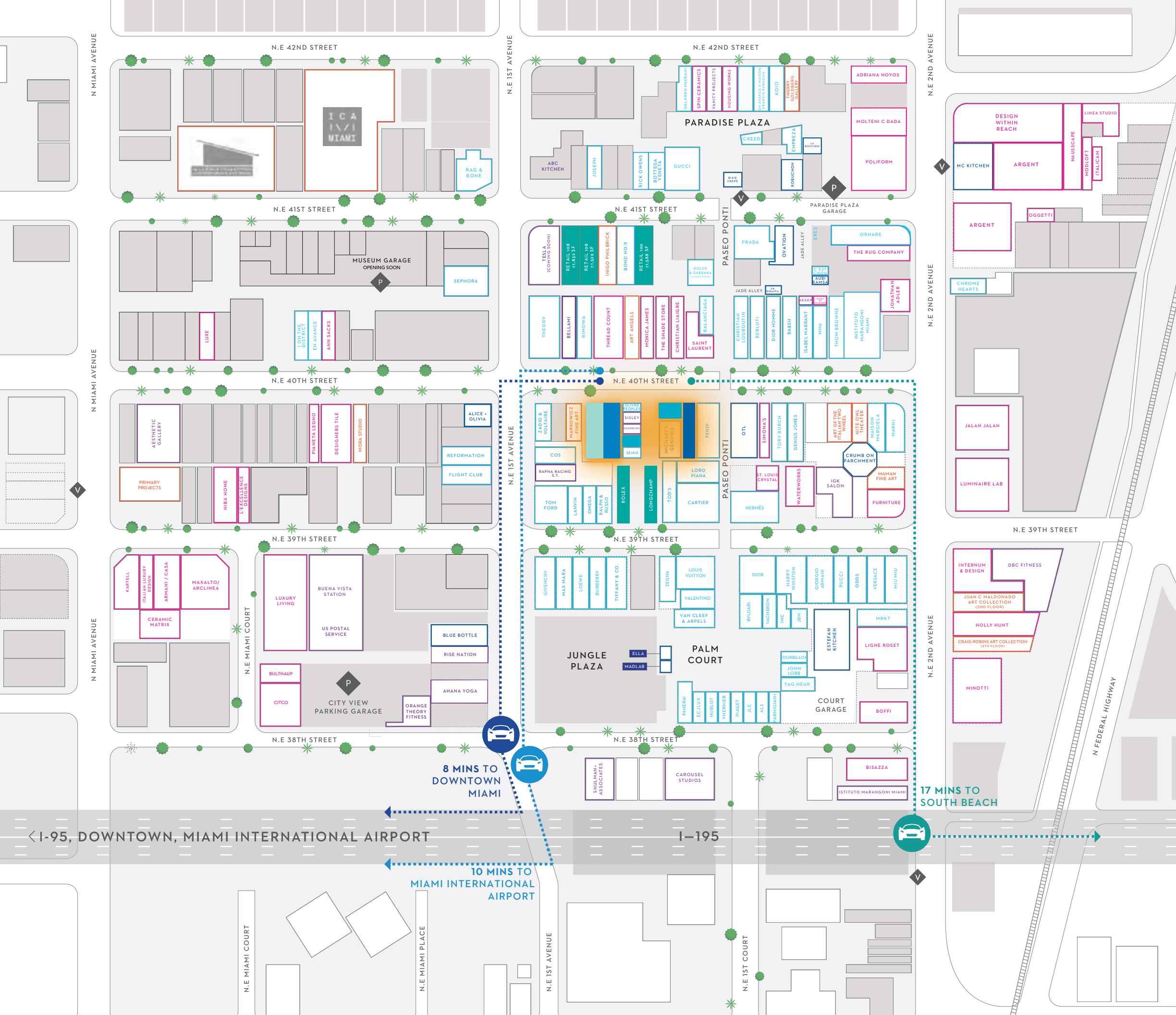
Art&Art Collection
Bossa Gallery
De La Cruz Collection
Contemporary Art Space
FAAM—Fine Art Auctions Miami
Flotsam & Jetsam: Shop Architects

Institute of Contemporary Art Miami
Locust Projects
Maman Fine Art
Markowicz Fine Art
Mathew Ritchie: After Light
Mora Studio
Obsolete Media
Opera Gallery
Primary Projects
The Haitian Heritage Museum



Abacco Wines & Wine Bar
Crumb on Parchment
Ella
Estefan Kitchen
Ladurée
Mandolin Aegean Bistro
MC Kitchen
Michael's Genuine Food & Drink
OTL

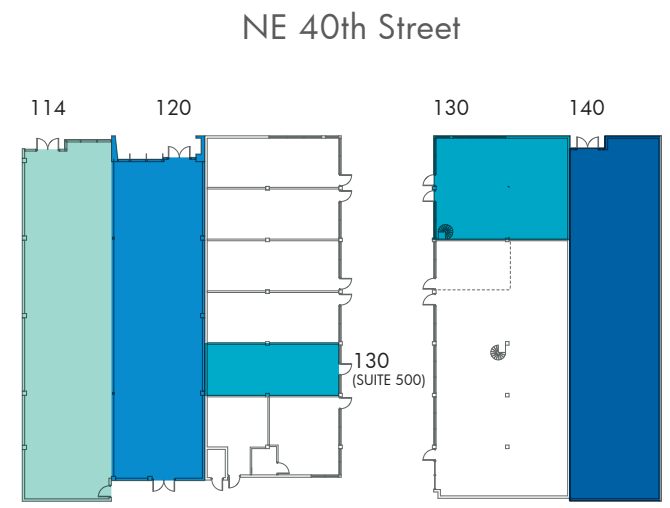




ATLAS PLAZA

- ◇ DESIGN
- ◇ FASHION & LUXURY
- ◇ FOOD & ENTERTAINMENT
- ◇ ART
- ◇ SERVICES
- ◇ OTHER
- ◇ P PARKING
- ◇ V VALET SERVICE
- ◇ OCCUPIED RFR RETAIL SPACE

AVAILABLE SUITES



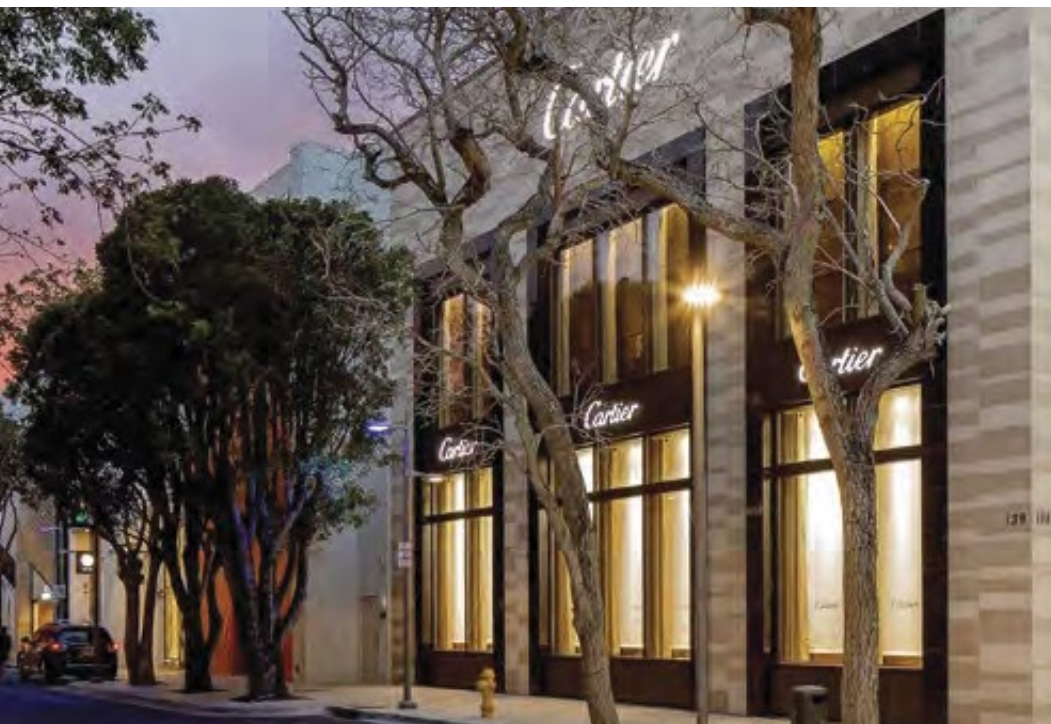
ATLAS PLAZA



Retail and showroom spaces
from 1,064SF to 2,468SF available
in the vibrant Miami Design
District, for immediate possession.

*Located in the heart of Miami's
most innovative fashion, design,
dining & architectural experiences*

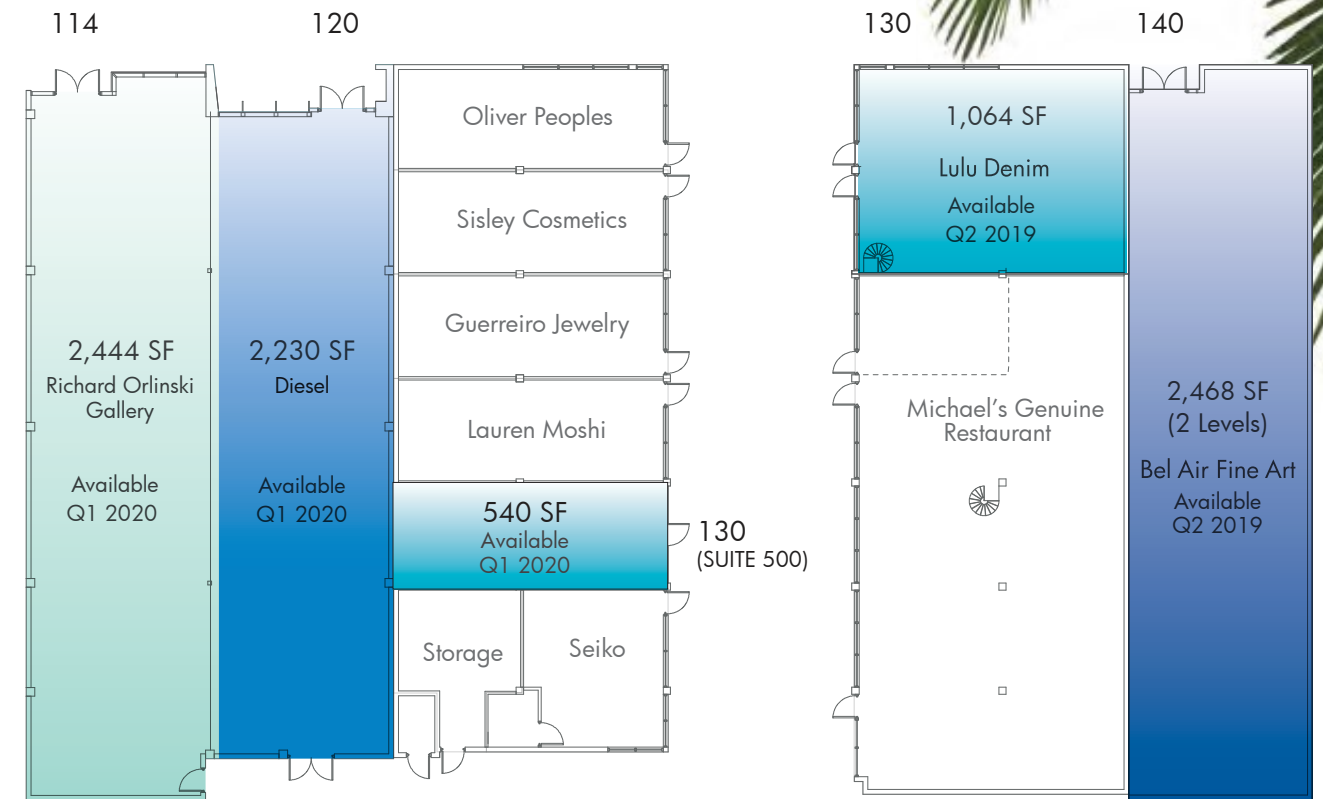
Divisions available
Up to 50 feet of frontage
Ideal for luxury boutique tenants
Valet, street and garage parking



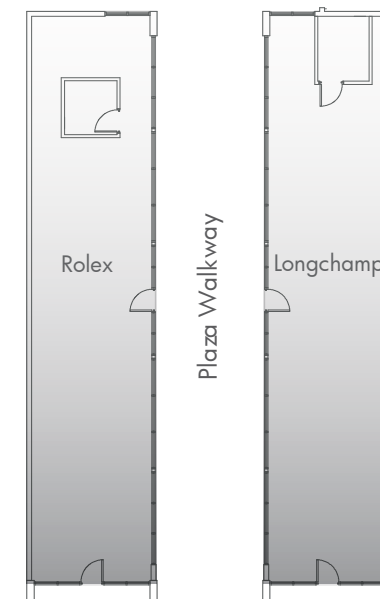
JOIN AWARD-WINNING RETAILERS SUCH AS
CARTIER, FENDI, GUCCI, HERMES, BULGARI,
CELINE, DIOR, ROLEX AND MORE!



NE 40th Street

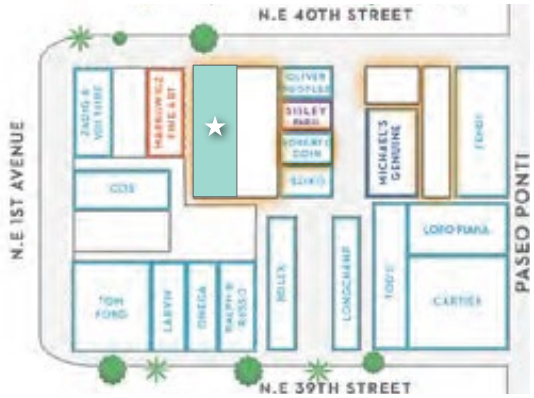


ATLAS PLAZA



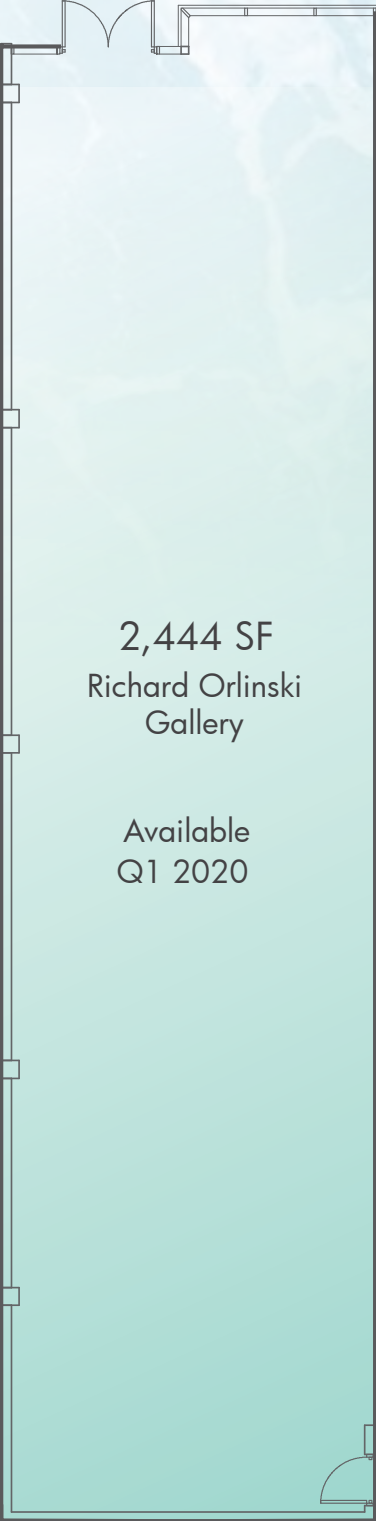
114 NE 40 STREET

2,444 SF
AVAILABLE Q1 2020



Artist Rendering

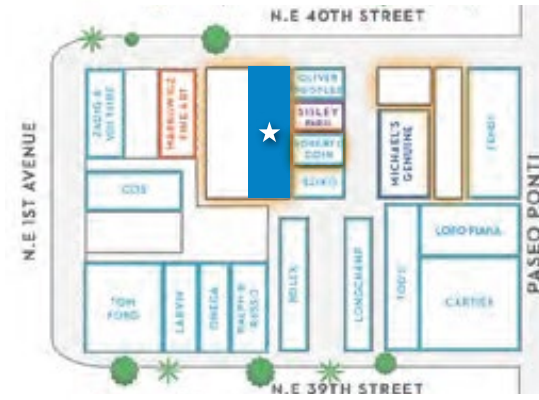
NE 40th Street



120 NE 40 STREET

2,230 SF

AVAILABLE Q1 2020



NE 40th Street



Artist Rendering

2,230 SF
Diesel

Available
Q1 2020

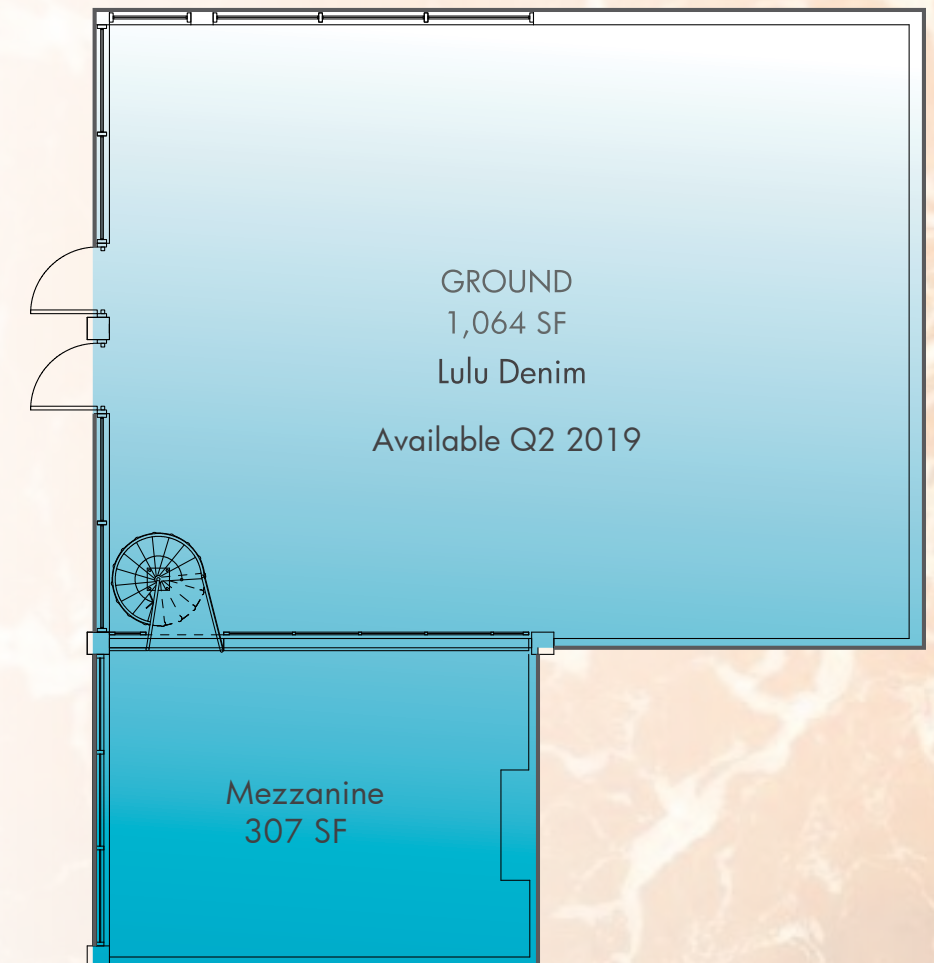
130 NE 40 STREET

1,064 SF - PLUS MEZZANINE

AVAILABLE Q2 2019



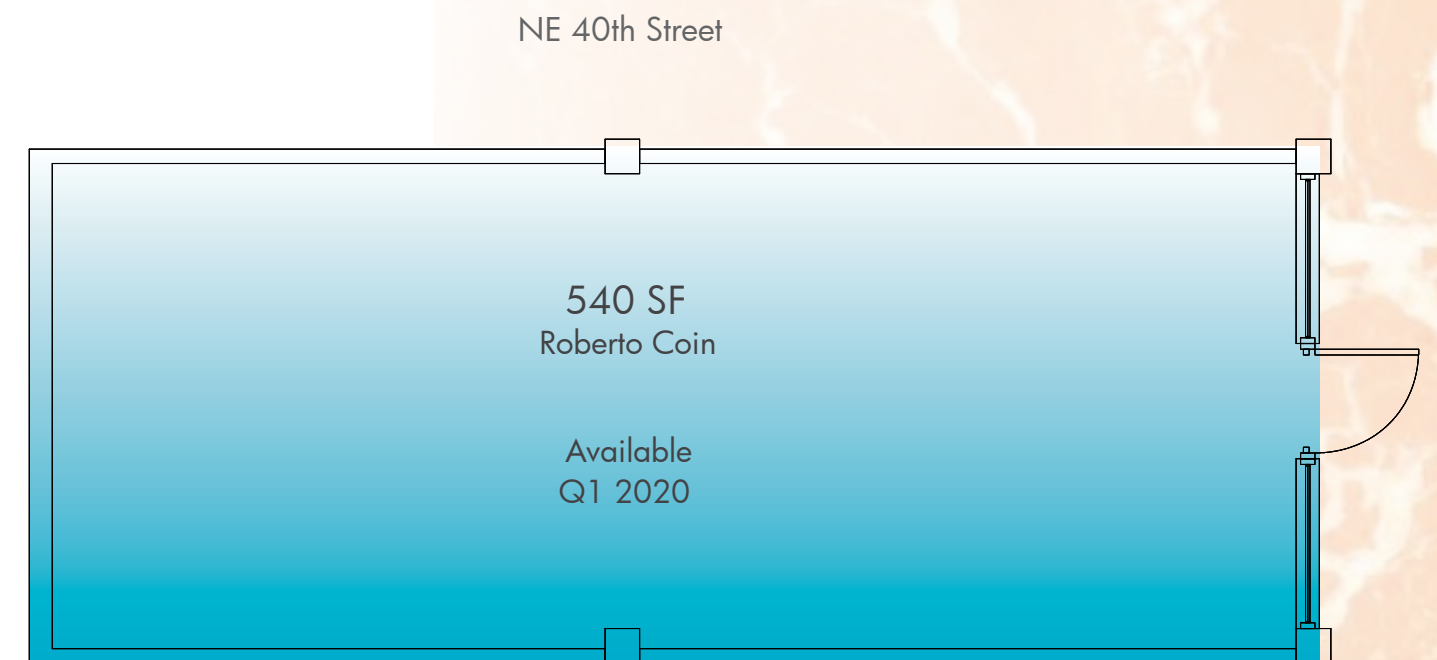
NE 40th Street



130 NE 40 STREET

540 SF - SUITE 500

AVAILABLE Q2 2020



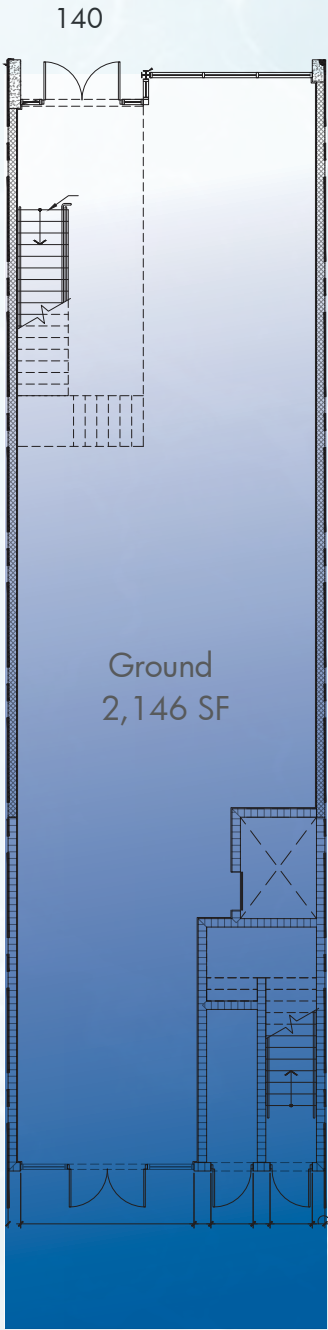
140 NE 40 STREET

2,468 SF - 2 LEVELS
AVAILABLE Q2 2019



Available Q2 2019

NE 40th Street



MIAMI DESIGN DISTRICT

A LOOK TO THE FUTURE

The latest expansion of the \$1.4 billion **Miami Design District** is almost complete. Take a stroll through the new pedestrian walkways, experience art installations, magnificent plazas & enjoy all the retail ranging from ultra-luxury to urban-hip. But **it doesn't stop there**. More attractions are on the way!

Due to arrive over the next six months are four new restaurants by culinary stars Brad Kilgore, Joël Robuchon and Jean-Georges Vongerichten. So is a large food hall, St. Roch Market featuring 12 eateries. Also slated to **join the growing list of retailers**; Dolce & Gabbana, Balenciaga and Céline. Visitors also have two new hotels to look forward to due to be completed in 2020.

*Giving the Design District's locale
a distinct advantage over traditional malls.*

An analysis published by Fung Global Retail & Technology cited leisure shopping — stores surrounded by restaurants, entertainment venues and service businesses — as one of the **biggest potential growth** areas for the retail industry.

More than a dozen retailers within the Design District reported a **year-over-year increase of 50-100 percent in sales in January 2018**. The number of vehicles parked inside the City View garage (which is intentionally priced low, at \$3 for four hours, to encourage visitors) has gone up 50 percent every month since June 2017, while the Institute of Contemporary Art, Miami has drawn in over 30,000 visitors since opening its doors in December.



**MIAMI
DESIGN
DISTRICT**

Experience Miami's Design District— where architecture, art, design, dining and cultural programming come together on 18 square blocks in the center of Miami creating the ultimate destination!



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MIAMI DESIGN DISTRICT

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 **comras company**
redefining retail

