

WYNWOOD

2319 North Miami Avenue, FL

The Oasis

leasing opportunities for retail & office





A vibrant mix of culture. Wynwood has transformed into one of the country's most sought after retail and office submarkets. The Oasis embodies a true sense of imagination; connected to the natural world, an epicenter of culture and sophistication. Located in the heart of Wynwood, The Oasis proudly presides

Come for the vibe,
stay for the community.

over one of South Florida's most coveted neighborhoods. Featuring approximately 17,000 s.f. of retail, 20,000 s.f. of creative office, 35,000 s.f. of highly ammenitized courtyard, and one expansive roof deck. The Oasis is Wynwood's first true creative retail and office campus.

influencers, trend setters, creatives, connoisseurs



17,000 s.f. of retail with flexible layouts.

35,000 s.f. amenitized courtyard, featuring public seating, greened terraces, art exhibitions, and food and beverage incubator space.

20,000 s.f. of completely column-free office space with soaring 30-foot ceiling heights, a private roof deck, 4,000 s.f. of mezzanine space, and direct access to parking.

Dedicated pedestrian-only entrances.

Elevated corporate signage opportunities.

On-site parking and valet service.

Delivering mid-2019.

amenitized outdoor **courtyard**



THE OASIS | RETAIL LEASING PLAN

Building 02

Suite 1	1,400 s.f.
Suite 2	2,100 s.f.
Suite 3	2,200 s.f.

Building 03

Suite 1	1,100 s.f.
Suite 2	1,100 s.f.
Suite 3	1,100 s.f.
Suite 4	1,100 s.f.
Suite 5	1,100 s.f.

Building 04

Suite 1	5,900 s.f.
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Shipping container (each) 150 - 300 s.f.

Courtyard total 35,000 s.f.

AMENITIES

1. Active flexible space - 7,700 SF
2. Amphitheater - 1,700 SF
3. Public roof - 6,300 SF
4. Green terrace - 1,600 SF

5. Incubators - 1,400 SF
6. Outdoor cafe seating - 4,900 SF
7. Passive flexible space - 10,500 SF
8. Planting - 2,400 SF

9. Private roof - 11,000 SF
10. Private south garden - 1,600 SF
11. Public roof - 4,600 SF
12. Sunken terrace - 2,600 SF

13. Tower - bar - 300 SF
14. Oasis parking - 8,300 SF
15. Street parking



RETAIL: ±17,100 s.f.

- a. Direct presence / frontage on North Miami Ave.
- b. Mix of dry goods / F&B retail
- c. Flexible rentable areas
- d. Frontage on amenitized courtyard
- e. Single-restaurant space (frontage on N. Miami Ave., access to courtyard)
- f. Direct access to parking

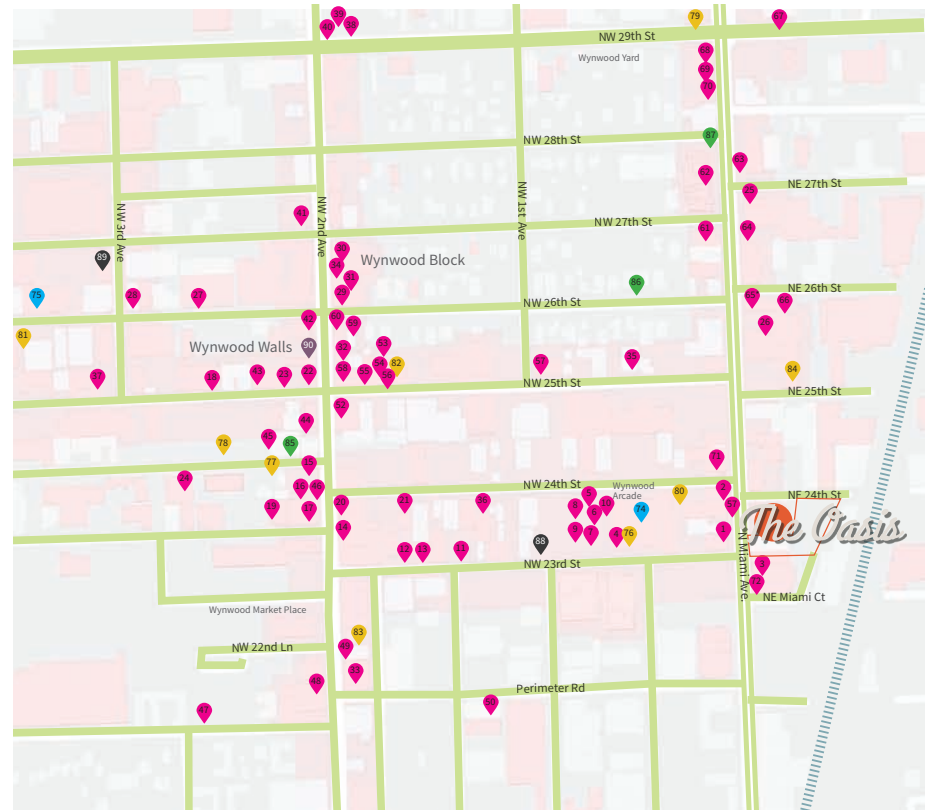


CREATIVE OFFICE: 19,464 s.f.

- g. Column-free open floor plan, with 30' exposed ceiling, and polished concrete floor
- h. Private roof deck
- i. Optional mezzanine of 3,700 s.f.
- j. Direct access to parking



THE OASIS | LOCATION OVERVIEW



RETAIL

1. Ono Poke
2. Mr. Kream (NMA)
3. Mister 01 Pizza
4. The Salty Donut
5. In the Kitchen
6. Three
7. No 3. Social
8. Bellamia Gelato
9. Oh Raw
10. Please Don't Tell
11. 1800 Lucky
12. El Patio
13. The Butcher Shop
14. Illesteva
15. Panther Coffee
16. Coyjo Taco
17. Freshji
18. Kyu
19. Alter
20. Shinola
21. Gramps
22. Joeys
23. Warby Parker
24. Le Chick
25. Beaker Gray
26. Lock & Load
27. UNKWN
28. Zak the Baker
29. Aesop Wynwood
30. Le Labo
31. Artidote
32. Plant the Future
33. Dasher and Crank
34. Wynwood Block
35. Veza Sur Brewing
36. J. Wakefield Brewing
37. Taco Stand/Hidden
38. Ducati
39. Bowelder
40. Brick
41. Wynwood Park
42. Wynwood Kitchen + Bar
43. Marine Layer
44. GKB
45. Concrete Beach
46. Scotch + Soda
47. Shots
48. Dr. Smood
49. base
50. Soho Studios
51. Combin Asian
52. Acaso Gallery
53. Dirty Rabbit
54. Bianco Gelato
55. Poke Bar
56. Baya Bar
57. Baccano
58. Pitusa
59. Bertoni
60. Wood Tavern
61. Bank of Ozarks
62. Jimmy 2 Kitchen

FITNESS

74. Innerride
75. Jetset Pilates

OFFICE

76. Patricia Borri Designs
77. The Cube
78. Wyn Annex
79. Gateway Wynwood
80. Vice
81. The Lab
82. Lombardi Properties
83. Goldman Properties
84. Pinthouse

RESIDENTIAL

85. Wyn 25
86. Bradley
87. Cynergi

PARKING

88. 69 NW 23rd Street
89. Goldman Garage

CULTURAL

90. Wynwood Walls



THE OASIS | AREA OVERVIEW



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