

PRIME RESTAURANT CORNER WITH LARGE PATIO FOR LEASE OFF LAS OLAS

1,970 SF + 1,328 SF COVERED PATIO AVAILABLE

201 SE 6th Avenue | Fort Lauderdale, FL 33301

LEASING INQUIRIES:

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PROPERTY OVERVIEW

PRIME RESTAURANT CORNER. REACHING NEW HEIGHTS.

A 43-story mixed-use building rising 499-feet above ground, with 259 residential units, approximately 1,970 square feet of ground floor restaurant with a large outdoor covered patio, and amenities such as a 10th-floor deck with a clubroom, a health club, a pool and a spa located one block off of Las Olas Boulevard on the corner of Federal Highway and SE 2nd Street in Fort Lauderdale.

- 1,970 SF + 1,328 SF covered outdoor patio available
- Grease trap and ventilation in place
- Surrounded by residential, office, retail, and restaurants
- Close to 11K apartment units in a 1 Mile Radius
- Delivery Q3/Q4 2023

NEARBY RETAILERS



SITE PLAN

AVAILABLE SPACE



±1,970 SF Interior Space



±1,300 SF Covered Patio

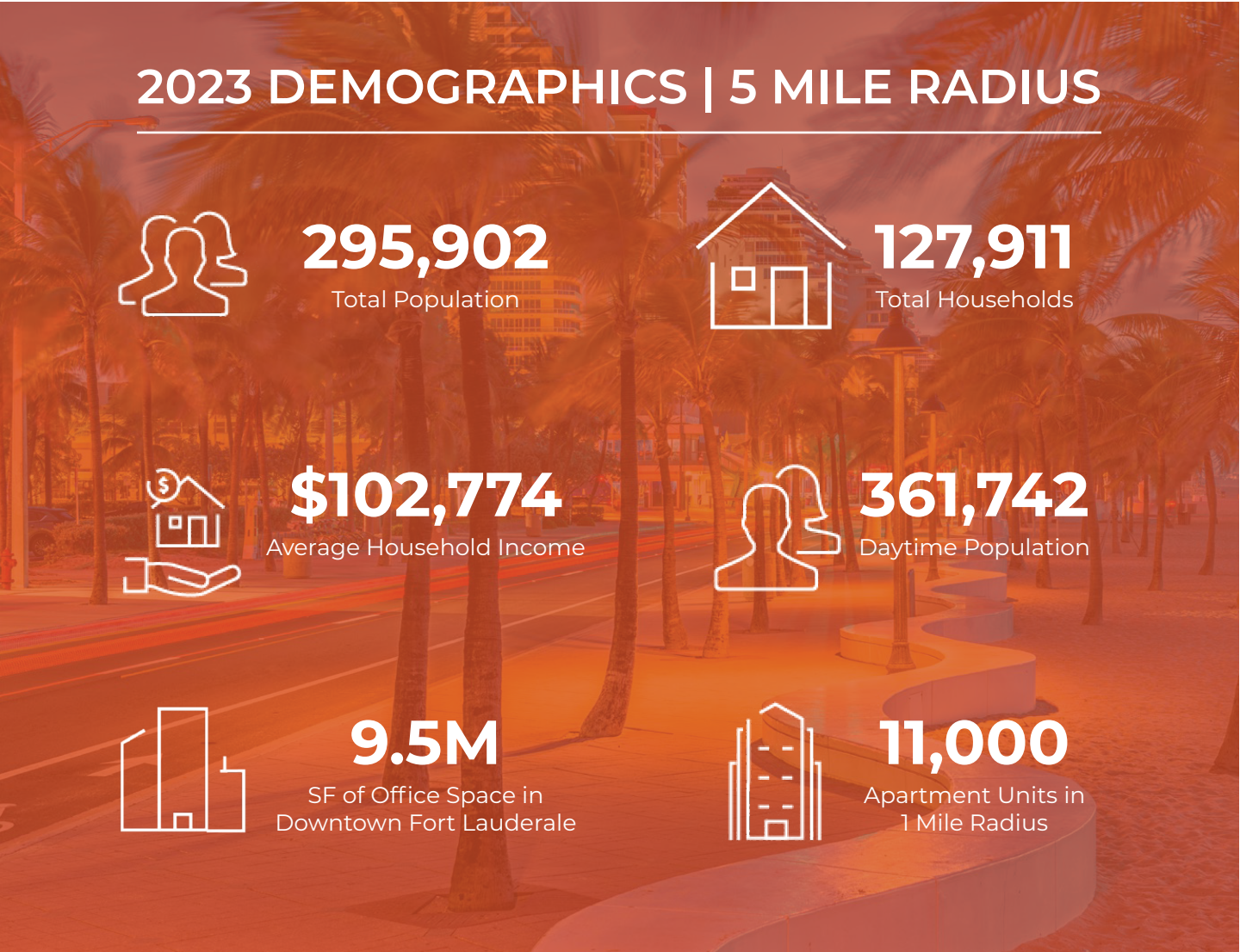


SE 2ND STREET

SOUTH FEDERAL HIGHWAY

AREA OVERVIEW

With a combined 330 floors of office space, the urban center of Downtown Fort Lauderdale is the region’s employment hub that’s been transformed into a premier mixed-use destination with luxury high-rise apartments on the banks of the New River. The Las Olas area has been the heart and soul of Downtown Fort Lauderdale establishing itself as a unique and eclectic shopping and dining hub. Well-positioned to enjoy the views of the New River that runs through the heart of the City, Las Olas Boulevard provides a primary connection from downtown to the beach. With the area designed to spur economic growth, the City succeeded in developing a “must-visit” international dining and shopping destination.



RETAILER MAP

From fashion boutiques, art galleries, memorable restaurants, sidewalk cafes, and bars, the area features more than 120 specialty retail shops, over 30 al fresco dining options, 10 major international art galleries, 3 world class museums, a charming historic hotel and much more under construction.





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