

545

wyn







Think outside the Walls.

Introducing 545wyn, a ground-up new construction 298,000 square foot creative office and retail building located at 545 NW 26th Street in Wynwood. Designed by Gensler and now part of the Goldman Properties portfolio, 545wyn was created with three simple, yet crucial goals: to elevate Miami's typical office experience, to authentically reflect Wynwood's vibrancy and to engage the neighborhood.

Goldman Properties is a privately held real estate development and management firm with a portfolio of office, retail, and integrated properties in SoHo, New York; Center City Philadelphia; and Miami. The firm has been a long-term presence in Miami's Wynwood Arts District, pioneering its growth into a premier creative and commercial neighborhood.







Office, artfully done.

545wyn's progressive design offers tenants over 298,000 square feet of modern office space on oversized floor plates of up to 36,000 square feet. The building also features 441 on-site parking spaces, a 14,000 square foot private tenant amenity floor, open-air balconies and a 10,000 square foot paseo park connecting 26th and 27th Streets with 26,340 square feet of retail. These amenities, coupled with the incomparable design, will set a new standard of excellence for creative office space in Miami.

Why Wynwood? Why now?

Wynwood is undeniably the new arts, retail and business hub of Miami. The city's corporate tenant interest is heavily focused on Wynwood, with the neighborhood's growth continuing to outpace the supply of quality office product. 545wyn is designed by one of the world's best architecture firms and envisioned by one of the most successful developers in the commercial real estate industry intent on setting a new standard of excellence for creative office space in South Florida.











The broad strokes

Over 298,000 SF of modern office space on ten floors, with flexible floorplates ranging from 20,248 to 38,271 SF

26,340 SF of retail

Elevated corporate signage opportunities

Dedicated tenant entrance available

18,000 SF dedicated, elevated, outdoor amenity deck

Open-air balconies on each floor totaling 12,800 SF

8,000 SF paseo park for tenants

On-site fitness center

On-site covered parking for 441 cars

Separately metered electric for full-floor tenants

Completed Summer 2020









FLOOR 10

SO

FLOOR 9

mi

FLOOR 8

pw

FLOOR 7

neo
Precision

FLOOR 6

 **actuate**
LAW

 **Eightfold**
Real Estate Capital, LP

SONY

FLOOR 5

AVAILABLE | 18,595 SF

FLOOR 4

AVAILABLE | 20,194 SF

FLOOR 3

SPEC SUITE AVAILABLE | 12,237 SF

FLOOR 2

 **milo**

Gensler





LEASED

AVAILABLE

NY

ax.

c

ocis.
Healthcare Robotics

BASHOLDINGS

ABInBev

chefswarehouse

AMENITY
FLOOR

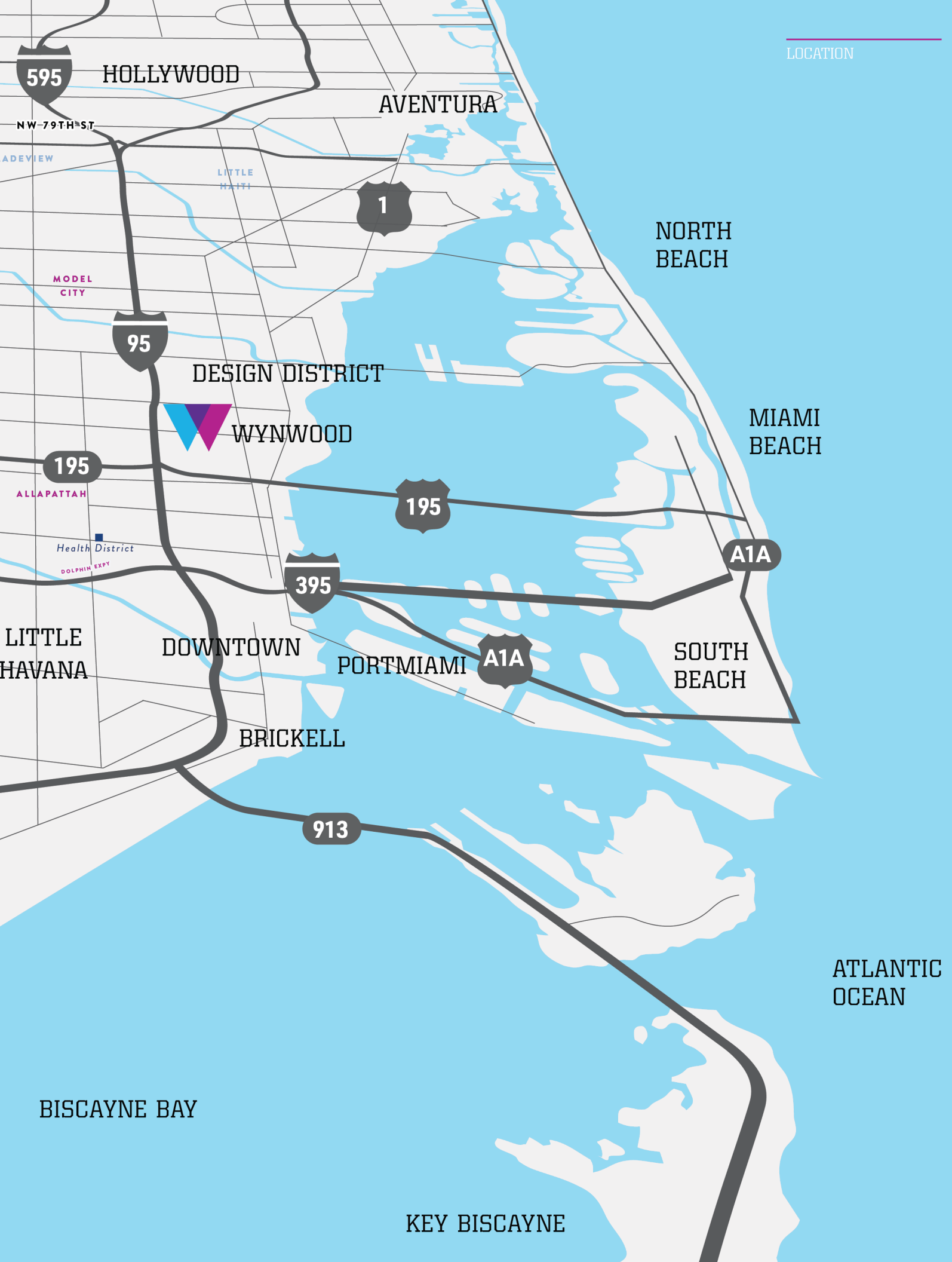
GYM
TENANT LOUNGE
OUTDOOR TERRACE

slalom

PARKING
FLOORS 2-4

GROUND FLOOR RETAIL
26,340 SF









OPEN-AIR BALCONY













EUROPANN
SAINT-TROPEZ

SUMMER
SALE
30%

コカイン

610 NAILS
NAIL ART
LASHES
FACIALS
BROWS
WAXING
MASSAGE

BEAUTY

Candy Central
BEAUTY
2612

MARKET
SMOKE SHOP

CIGARETTES 2014 CIGARS
CIGARETTES 2014 CIGARS

OLD

HOOKAH



An abstract, high-contrast geometric pattern in the top right corner, featuring a series of interlocking, stepped shapes that resemble a stylized architectural facade or a complex circuit board. The pattern is composed of black lines and dots on a white background, creating a sense of depth and movement.

About Goldman Properties

Founded by patriarch and storied placemaker Tony Goldman, the Goldman Properties portfolio includes office buildings, destination retail, mixed-use developments, and hospitality. Each is shaped by a focus on architectural integrity, neighborhood identity, and long-term value. Goldman Properties continues to approach development as placemaking, creating environments where business and community intersect and flourish. For more information, visit goldmanproperties.com.

Experience in Success

- > 60 year track record of neighborhood placemaking
- > Transformed forgotten neighborhoods in the urban core of major cities into global destinations
- > Infuse real estate projects with award-winning art, design, and architecture





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