

# THE RIDER<sup>®</sup>

RAIL-LINE

OPPIO

BOUTIQUE

L'ECLAIR

TINTOS



CIPRÉS

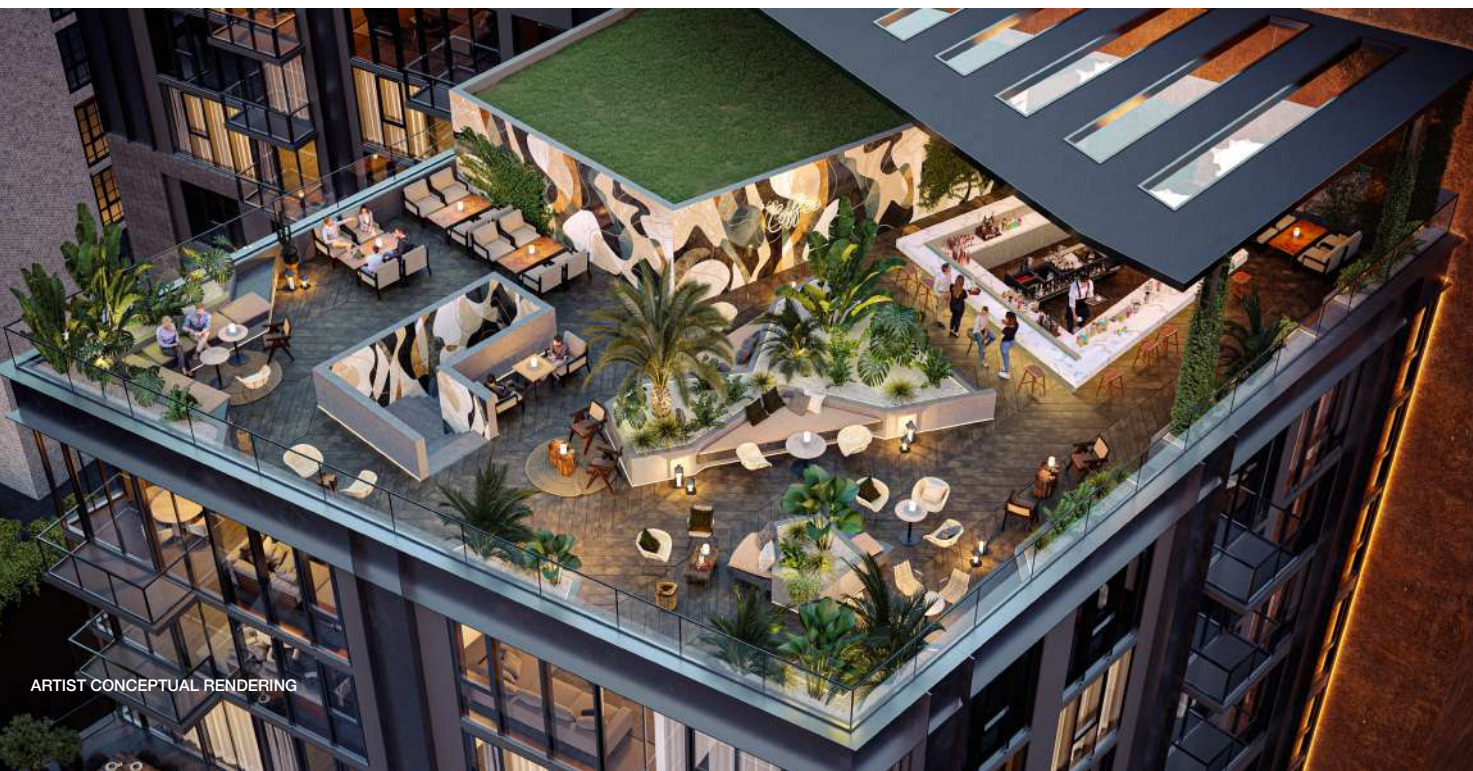


\* No warranty or representation, expressed or implied, is made as to the accuracy of this information and the same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.





ARTIST CONCEPTUAL RENDERING



ARTIST CONCEPTUAL RENDERING

# THE RIDER®

## RETAIL & RESTAURANT / BAR OPPORTUNITIES

RETAIL GLA	RETAIL SPACES	POSSESSION
		Q1 2026

Welcome to your next investment opportunity at the crossroads of Wynwood, Midtown Miami, and the Design District, where luxury living meets urban sophistication. This iconic 14-story edifice, with its striking industrial design and rock 'n' roll flair, stands proudly on 29th Street, offering unparalleled restaurant and retail spaces. Both rooftop and ground floor venues present unique opportunities to cater to the burgeoning demand from residents and the vibrant influx of multi-family developments in the surrounding areas. Experience the pulse of the fastest-growing neighborhood in Miami—Wynwood—where your business can thrive amid a dynamic blend of culture, creativity, and community.

The Rider is a tremendous addition to this neighborhood with ground floor offering a Gross Area including the 2 dedicated elevators of 6,560 SF and a rooftop restaurant and bar with a Gross Area of 4,786 SF. This gateway building to three of the hottest neighborhoods in Miami presents one of the most exciting opportunities to be truly in the “middle of it all.”

If not already enough, it was recently announced that there will be a Wynwood Station via Brightline that will become a hub and give everyone rapid access from Downtown Miami to Orlando soon!





# THE RIDER®

## LIVING AT ITS BEST

This 14-story building boasts elevated amenities like infrared saunas, an outdoor cold plunge, a vinyl listening room, pet spa and even lobby-rentable motorcycles for a resident or guest who expects more. Experience unparalleled luxury and lifestyle sophistication in an iconic structure designed for modern living and dynamic urban engagement.

## HIGH TRAFFIC LOCATION

Located on bustling 29th Street, The Rider offers prime retail and restaurant spaces with constant automotive and pedestrian traffic. This dynamic location ensures high visibility and footfall at all hours. As a gateway to Wynwood, Midtown Miami, and the Design District, it attracts young, affluent professionals and trendsetters. The Rider is the ultimate destination for businesses looking to thrive in Miami's most vibrant and rapidly growing neighborhoods.

## EASY ACCESS

Somewhere between easy access to the airport, on-ramps to the expressway in minutes or the new train station planned just steps away from The Rider entrance you can expect a fluid and plentiful number of guests and customers to your establishment.

## VALET PARKING

Parking available via valet with front door dropoff.

## DEVELOPMENT BY CIPRÉS & RILEA GROUP

One of the largest and most trusted developers in South Florida is responsible for this project. Known for typically creating massive towers, this jewel box will undoubtedly be thoughtful, convenient and delivered at a higher level than others surrounding it.

ARTIST CONCEPTUAL RENDERINGS. DEVELOPER MAY CHANGE WITHOUT NOTICE.







DESIGN DISTRICT

EAST EDGEWATER

MIDTOWN MIAMI

WYNWOOD

# THE RIDER®

## NEIGHBORHOOD BY THE NUMBERS

15M+  
ANNUAL VISITORS

\$590M  
SPENT BY VISITORS

1,736  
RESIDENTS

8K+  
LOCAL JOBS

WYNWOOD 27  
TRAIN STATION





## WYNWOOD

The Wynwood neighborhood in Miami is rapidly transforming into a vibrant hub for living and leisure. With galleries, sidewalk cafes, and even Michelin-starred restaurants, it's like a slice of New York infused with Miami's sun-soaked style.

## DESIGN DISTRICT

Amidst Miami's pulsating heart lies the Design District, where artistry dances with innovation. Streets adorned with avant-garde galleries and haute couture boutiques beckon dreamers. Every corner whispers tales of creativity, weaving a tapestry of romance beneath the swaying palms, where passion meets design in a timeless embrace.

## MIDTOWN MIAMI

Midtown Miami, a culinary and shopping haven, where flavors ignite the palate and fashion ignites the soul. From eclectic eateries to chic boutiques, every corner is an invitation to indulge. Life pulsates with urban energy, a vibrant symphony of gastronomy, style, and community, where every moment is a celebration of modern living.

## EDGEWATER

East Edgewater, where the city's skyline kisses the tranquil waters of Biscayne Bay, a realm of culinary enchantment and waterfront wonders bloom.

### DESIGN DISTRICT

#### RESTAURANTS & BAR/SALON

MICHAEL'S GENUINE  
COTE  
SWAN  
MANDOLIN  
HARRY'S PIZZA  
L'ATELIER BY JOEL  
OMAKAMI  
ROBUCHON  
PURA VIDA  
ESTEFAN KITCHEN  
ZZ's  
CONTESSA  
SOPHIA  
ELASTIKA  
SADELLES

#### FEATURED STORES

BACCARAT  
BOTTEGA VENETA  
BURBERRY  
BVLGARI  
CARTIER  
DIOR

FENDI  
GRAND SEIKO  
GUCCI  
HERMES  
HUBLOT  
LOUIS VUITTON  
LUMINAIRE  
PATEK PHILIPPE  
PRADA  
PANERAI  
ROLEX  
SALVATORE FERRAGAMO  
TOM FORD  
VACHERON CONSTANTINE  
VALENTINO  
VAN CLEEF ARPELS  
VERSACE  
YSL

### MIDTOWN

#### RESTAURANTS & BAR/SALON

MATY'S  
NEGRONI  
SUGAR CANE  
PROHIBITION  
TAP 42  
SALUMERIA  
LAGNIAPPE

### EDGEWATER

#### RESTAURANTS & BAR/SALON

AMARA  
PURA VIDA  
MIGNONETTE

### WYNWOOD

#### RESTAURANTS

KYU  
1-800 LUCKY  
COYO TACO  
ASTRA  
BAKAN  
WYNWOOD KITCHEN & BAR  
MOMOSAN  
DOMA  
MAYAMI  
LE CHIC  
THREE & NO. 3 SOCIAL  
HIDEN  
TOTEM

#### ATTRACTIONS

WYNWOOD WALLS  
THE OASIS  
MUSEUM OF GRAFFITI  
PANTHER COFFEE  
OASIS WYNWOOD

#### BAR/SALON

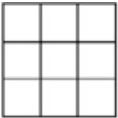
EL PATIO  
RACKET  
BRICK HOUSE  
SHOTS  
CERVECERIA LA TROPICAL  
DIRTY RAB!  
LE CHIC  
WYNWOOD BREWING CO.  
LA MOON  
THREE & NO. 3  
BACKDOOR MONKEY

#### FEATURED STORES

SCOTCH & SODA  
BOHO HUNTER  
BASE  
LE LABO  
MMV MIAMI  
NOMAD TRIBE



# NEIGHBORHOOD CO-TENANCY



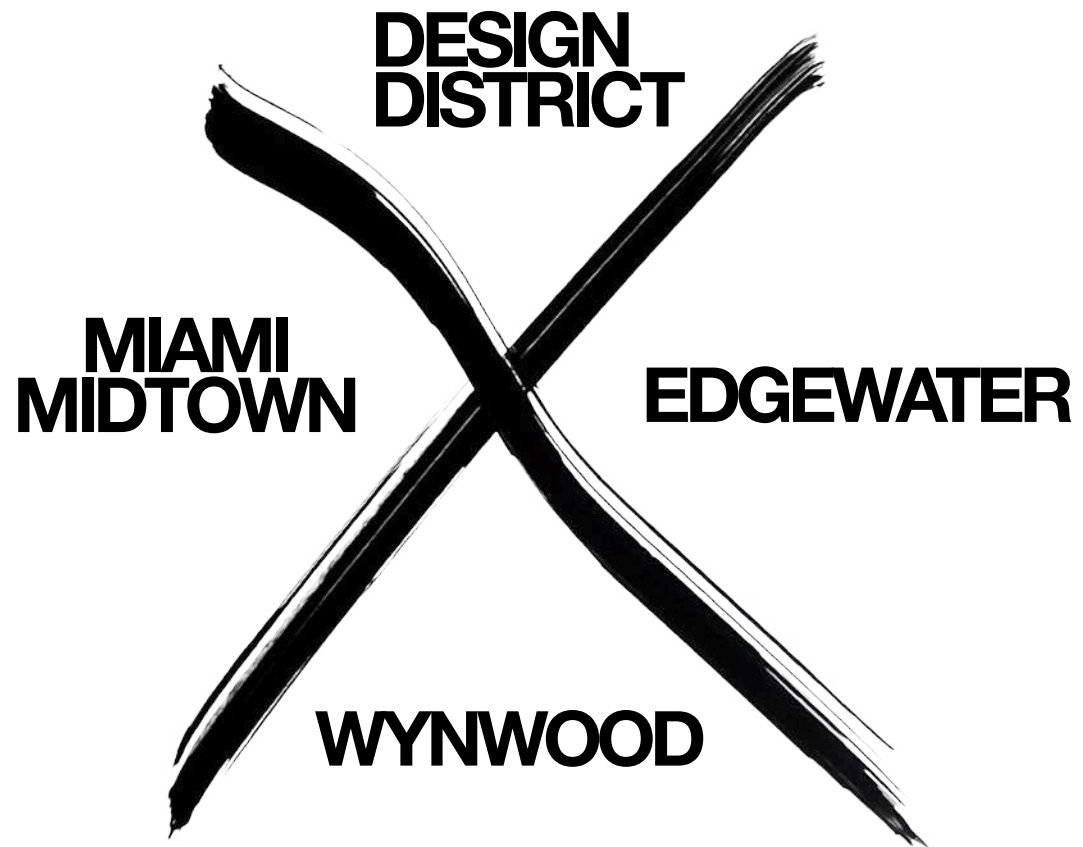
SOHO HOUSE



D O Y A







*Located in the center of it all, why pick one?*





6,267 UNITS

MIDTOWN / WYNWOOD

# RESIDENTIAL DEVELOPMENTS



**MOHAWK**  
RILEA GROUP  
350 UNITS



**THE STANDARD**  
RM DEV VENTURE  
228 UNITS



**SOCIETY**  
PMG  
326 UNITS



**WYNWOOD 25**  
RELATED + EAST END  
289 UNITS



**W HOUSE**  
RELATED  
248 UNITS



**PRH N MIAMI**  
RELATED  
317 UNITS



**DIESEL**  
BEL INVEST  
143 UNITS



**FIFIELD WYNWOOD**  
FIFIELD  
210 UNITS



**SENTRAL**  
ICONIQ CAPITAL  
175 UNITS



**FB WYNWOOD**  
FISHER BROTHERS  
308 UNITS



**WYNWOOD HAUS**  
LINEAIRE/BLACK SALM  
224 UNITS



**URBY**  
URBY/BROOKFIELD  
289 UNITS



**WYND 27 & 28**  
BLOCK CAP / KUSHNER  
152 UNITS



**ALCHEMY WYNWOOD**  
ALCHEMY ABR  
186 UNITS



**THE DORSEY**  
RELATED  
306 UNITS



**LIV WRK**  
LIVWRK BROOKLYN  
236 UNITS



**WYNWOOD QUARTERS**  
RELATED  
200 UNITS



**NOMAD RESIDENCES**  
RELATED/LNDMRK  
329 UNITS



**2000 N. MIAMI AVE**  
CLEARLINE  
300 UNITS



**STRATA**  
ROCKPOINT  
257 UNITS



**ARTEM WYNWOOD**  
LENNAR  
189 UNITS



**WYNWOOD PLAZA**  
L&L & OAK ROW  
509 UNITS



**THE COLLECTIVE**  
GAMMA REAL ESTATE  
180 UNITS



**AMLI WYNWOOD**  
AMLI  
316 UNITS



1.6M SF OF OFFICE SPACE

MIDTOWN / WYNWOOD

# OFFICE DEVELOPMENTS



**545 WYN**  
STERLING BAY  
300,000 SF



**TRACKSIDE**  
BIG MOVE PROPERTIES  
50,000 SF



**LYNQ WYNWOOD**  
TRICAP  
331,000 SF



**THE OASIS**  
OAK ROW  
20,000 SF



**THE 1900**  
BIG MOVE PROPERTIES  
60,000 SF



**WYNWOOD PLAZA**  
L&L & OAK ROW  
212,962 SF



**WYNWD 27 & 28**  
BLOCK CAP & KUSHNER  
46,678 SF



**2920 NW 5TH AVE**  
BIG MOVE PROPERTIES  
23,000 SF



**WYNWOOD BUILDING**  
GOLDMAN PROPERTIES  
45,000 SF



**THE ANNEX**  
BRICK & TIMBER  
60,000 SF



**THE 2900 WYNWOOD**  
BIG MOVE PROPERTIES  
212,000 SF



**CUBE WYNWD**  
LNDMR & TRICERA  
80,000 SF



**THE PRINT SHOP**  
LINK & JAMESON  
17,000 SF



**GATEWAY @ WYNWOOD**  
R&B  
45,000 SF



**THE CAMPUS ON 5TH**  
BIG MOVE PROPERTIES  
35,000 SF



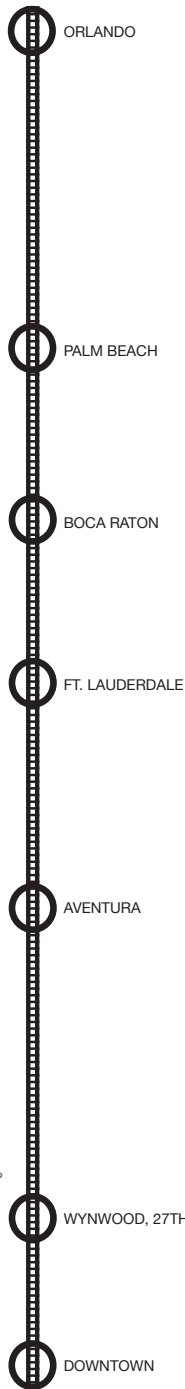
**CORE WYNWOOD**  
GOLDMAN PROPERTIES  
115,000 SF

CIPRÉS



REAL ESTATE DEVELOPMENT SINCE 1981





*Just 85 yards from your doorstep,*  
**A NEW TRAIN STATION**  
*will revolutionize your life and travel.*

# GET CONNECTED



RENDERINGS ARE A PROPOSED DESIGN BY THIRD PARTY AND MAY CHANGE WITHOUT NOTICE.



**TRI**  **RAIL**™

*brightline*  
*next door*



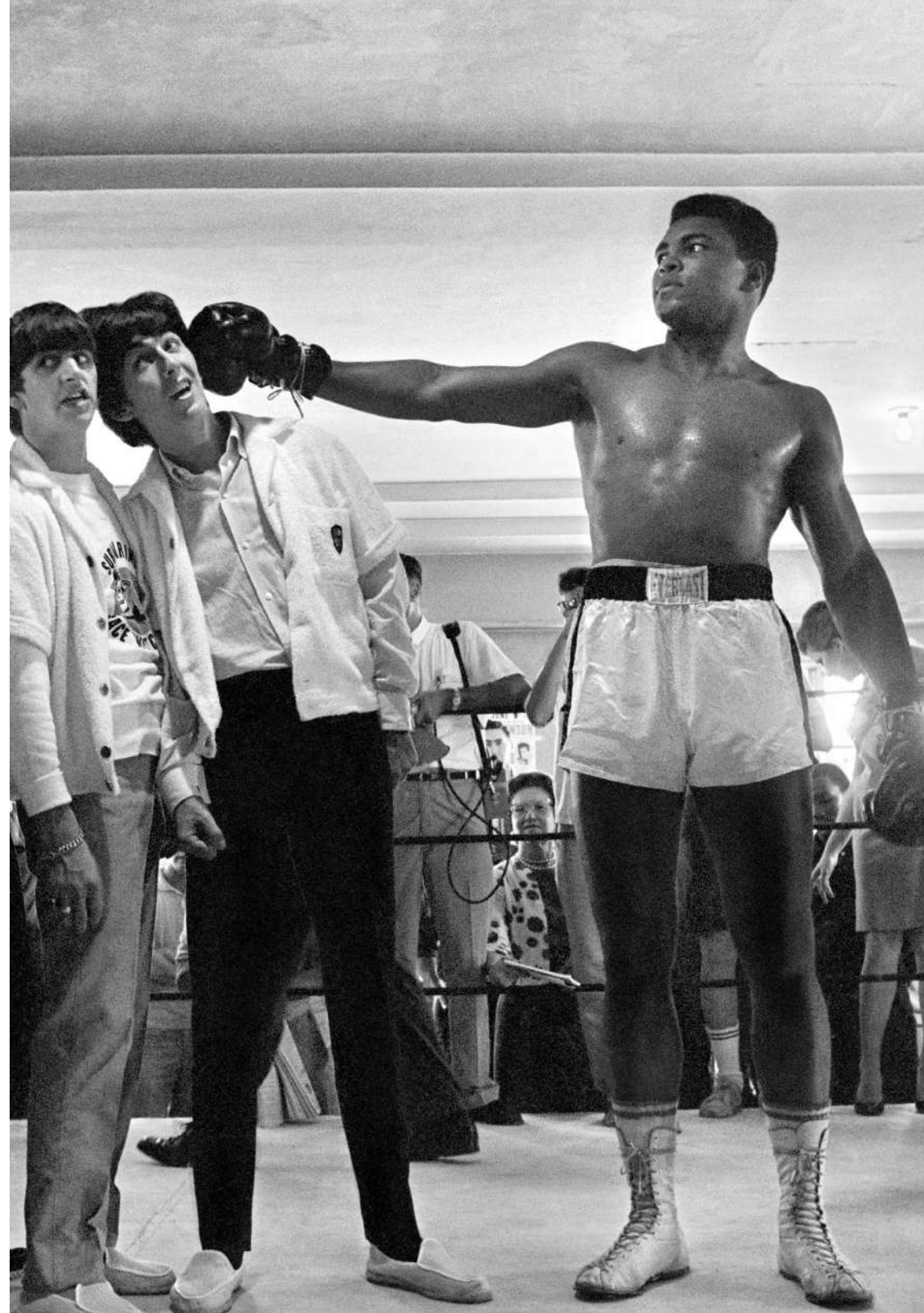
# DETAILS

## GROUND FLOOR

- Flooring: No concrete slab to be provided, it will be compacted fill.
- Electrical: We will provide a routing from the electrical room to the space for them to install their own panels.
- Plumbing: Connection points will be provided for sanitary and domestic water.
- HVAC: Building will have a cooling tower. Connections for condenser water will be provided.
- Grease trap: Grease trap will be designed and provided. Tenant/Owner will be responsible for connecting.
- Refrigerators: Sleeves for refrigerant lines for refrigerant equipment will be provided.

## ROOFTOP

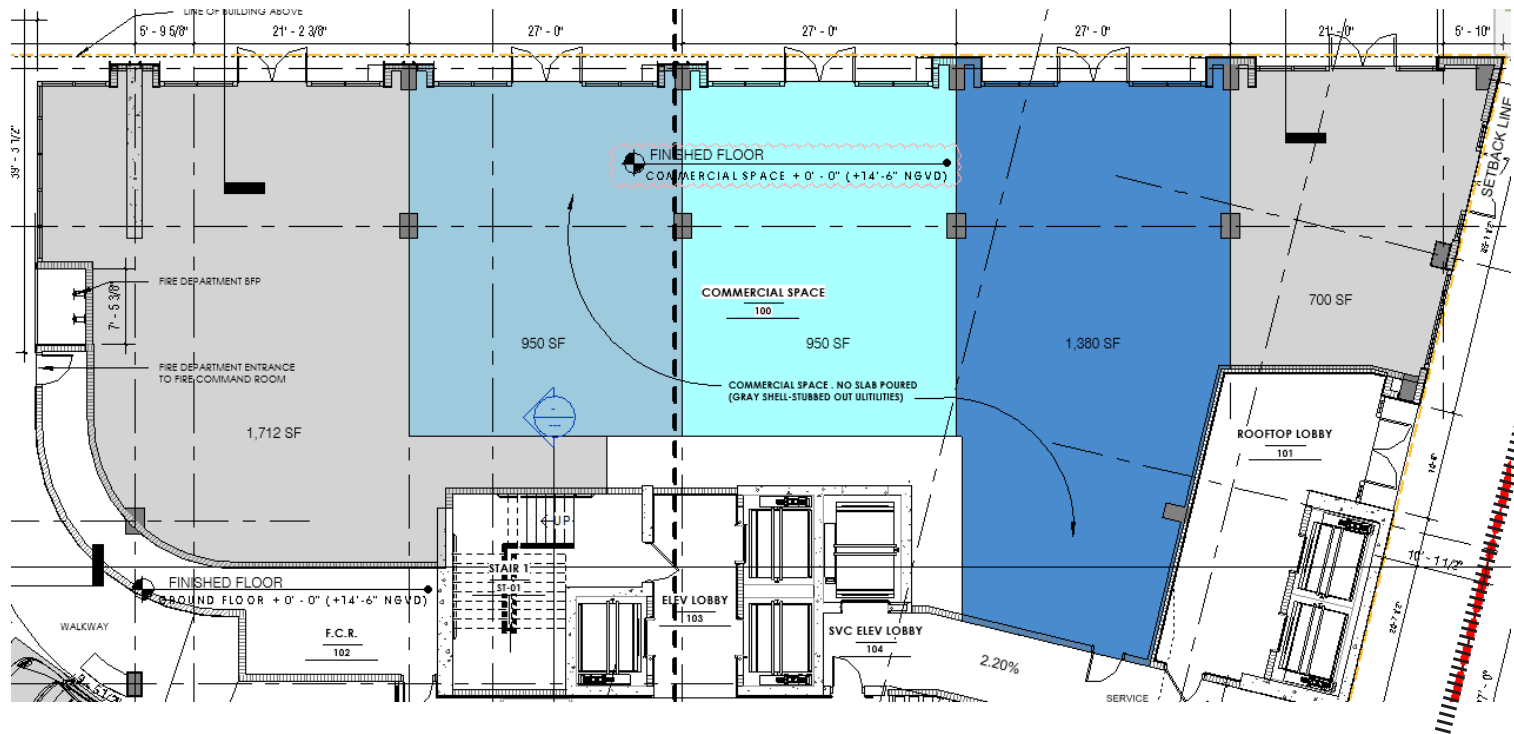
- Flooring: Concrete slab.
- [Otherwise the same as on the ground floor.]





# GROUND FLOOR

*retail opportunities*



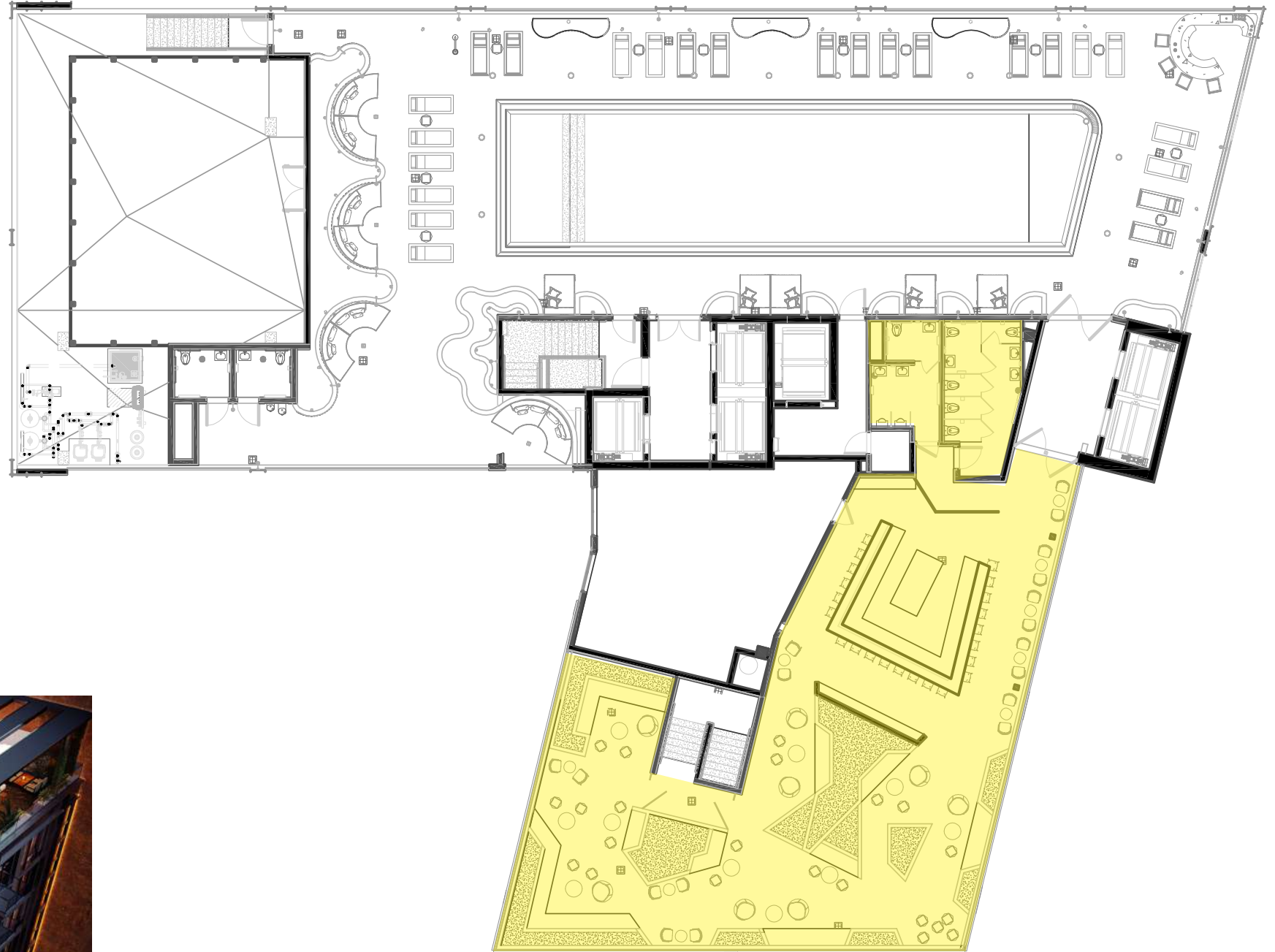
*brightline®*





# ROOFTOP

*restaurant opportunity*







A DEVELOPMENT BY



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