

±10,000 OF RAW SPACE FOR LEASE

391 CONCORD AVENUE, BRONX, NY



A STAND ALONE BUILDING WITH GREAT POTENTIAL IN AN EVOLVING NEIGHBORHOOD CLOSE TO MASS TRANSIT

- Available space consist of two floors
- Passenger/Freight elevator
- Loading Dock
- High ceilings throughout
- Two bathrooms (1 ADA) on each floor
- 2 blocks to 6 train on E 143rd St
- 4 blocks to Thruway (Bruckner Blvd)
- Sprinklered
- Gas heating system
- All Uses Considered: Medical, daycare/after school, dance/fitness, non-profit. Perfect for satellite/annex use
- Additional information upon request



CONTACT EXCLUSIVE AGENTS:

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RM FRIEDLAND

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DEMOGRAPHICS

	1/4 MILE	1/2 MILE	1 MILE
Population	5,894	36,570	123,046
Number of HouseHolds	1,845	11,687	40,541
Average HH Income	\$43,276	\$41,927	\$50,433
Daytime Population	4,870	26,214	85,981
Annual Health Care Expenditure	\$6.15 M	\$38.42 M	\$148.02 M
Annual Education Expenditure	\$2.22 M	\$13.39 M	\$533.37 M

Easy access to Bruckner Expy & Major Deegan Expy

#6 Train E 143th St/ St Mary's St Station

Access to Bx17 and Bx19

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