THE RETAIL AT

CROSS BRONX PLAZA

ksr

961 EAST 174TH STREET

CORNER OF EAST 174TH STREET & BRYANT AVENUE | CHARLOTTE GARDENS, THE BRONX

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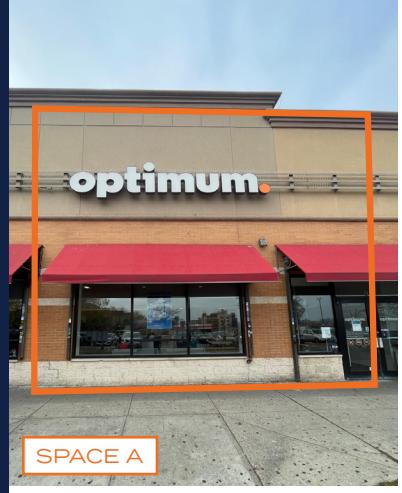
PROPERTY HIGHLIGHTS

- **Great exposure on 174th Street**
- **Space A can be divided in half**
- **High foot traffic**
- **Dense commercial/residential area**
- **Neighboring tenants include:** *TJ Maxx, Stop & Shop, Autozone, IHop, Taco Bell, Burger King, Umi Hotpot & Sushi, Dunkin', McDonald's, Popeye's, Domino's, Montefiore Medical Center, Cubesmart, Extra Space Storage*

SPACE A:	7,158 SF Ground Floor
SPACE B:	1,813 SF Ground Floor
SPACE C:	1,200 SF Ground Floor
FRONTAGE:	A: 62' 7" | B: 24' 8" | C: 25'
CEILING HEIGHT:	12'
POSSESSION:	ASAP
ASKING RENT:	Upon Request
TRANSPORTATION:	2 3 4 5 6



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SITE PLAN:

- SPACE A - 7,158 SF
- SPACE B - 1,813 SF
- SPACE C - 1,200 SF

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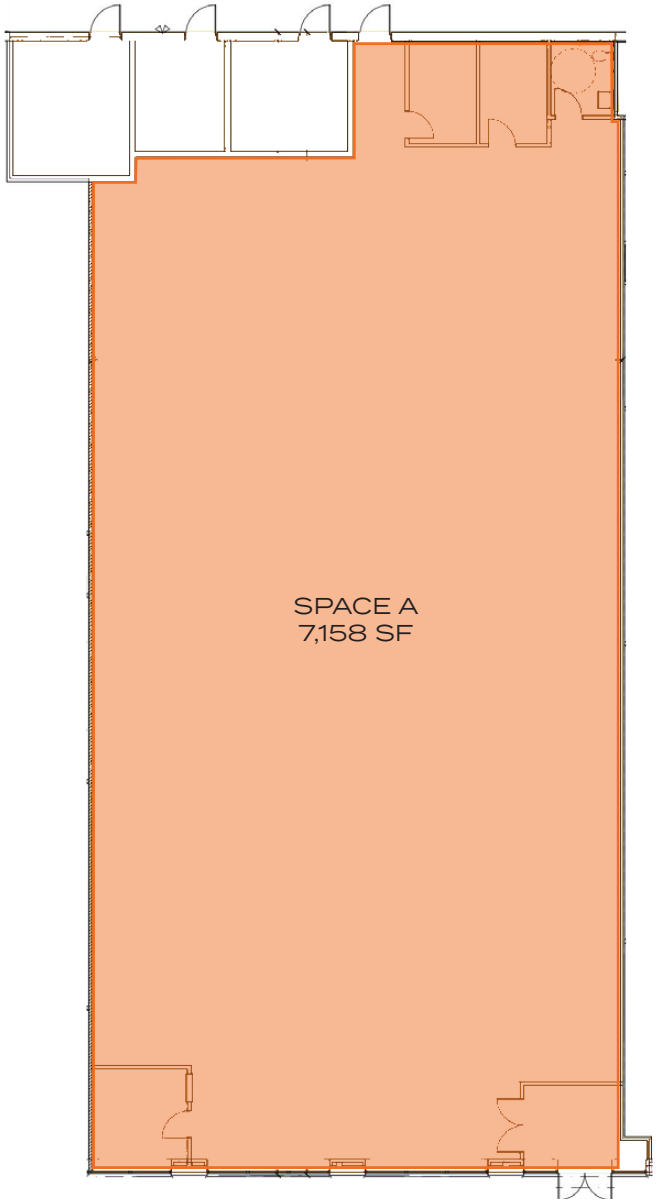
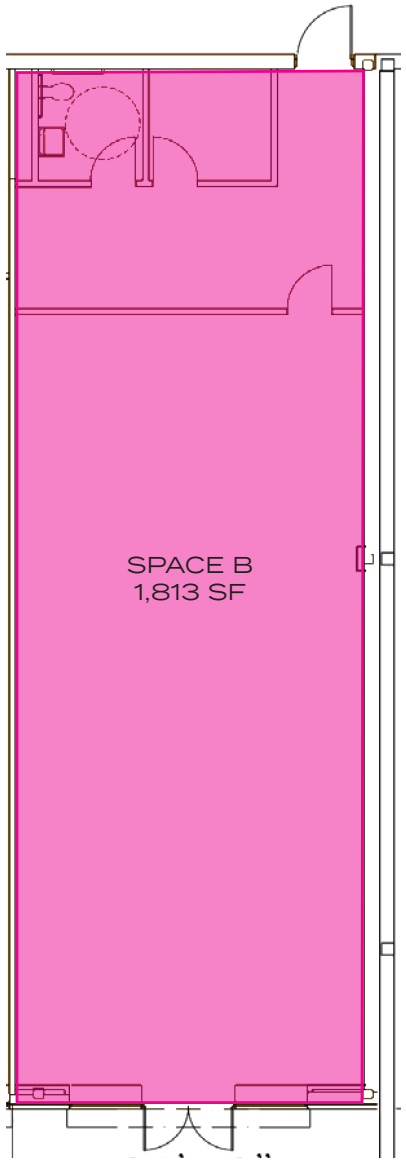
FLOOR PLANS:





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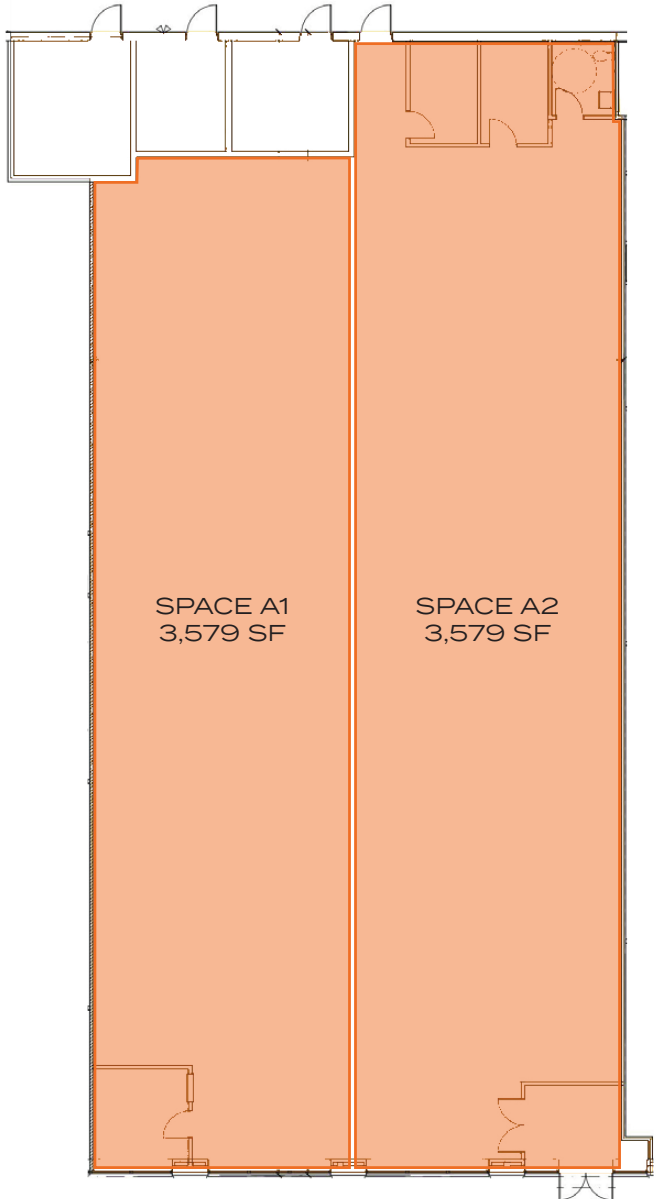
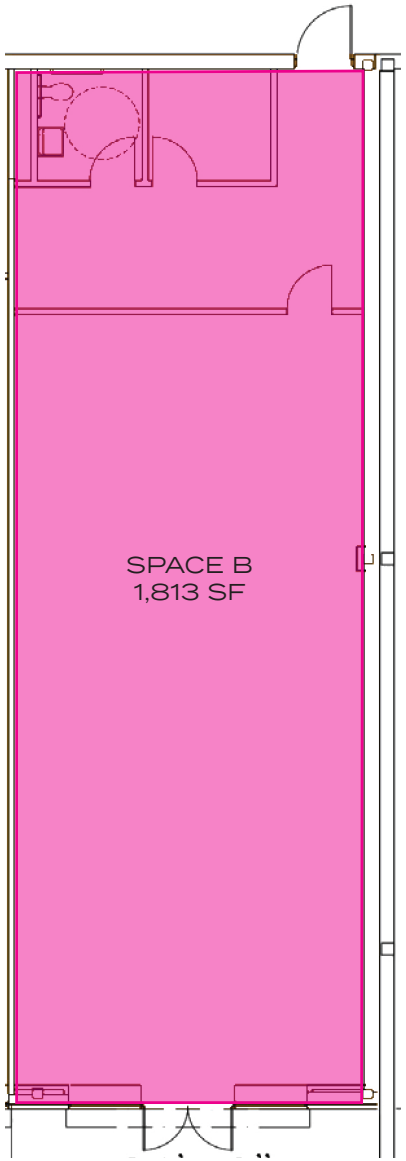
FLOOR PLANS:
DIVISION OPTION





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FOR MORE INFORMATION,
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