

463 EAST 173RD STREET, BRONX, NY 10457

FOR LEASE

20,000 SF PRIME INDUSTRIAL SPACE IDEAL FOR STORAGE OR MANUFACTURING

Between Park Avenue & Washington Avenue



SHLOMI BAGDADI
212.433.3355 x101
sb@tristatecr.com

TRI STATE COMMERCIAL®

PROPERTY SUMMARY

LOCATION

Located in the Morrisania neighborhood of the Bronx.

SPACE DETAILS

- 20 FT Ceilings
- 2 Walk-In Industrial Fridges
- 2 Drive-In Docks
- 2,000 SF Office Space With HVAC
- 800 SF Walk-In Fridge
- Perfect for Storage or Manufacturing
- Can Be Divided Into 10,000 SF Units

TRANSPORTATION

B D Trains at 174th Street – 175th Street

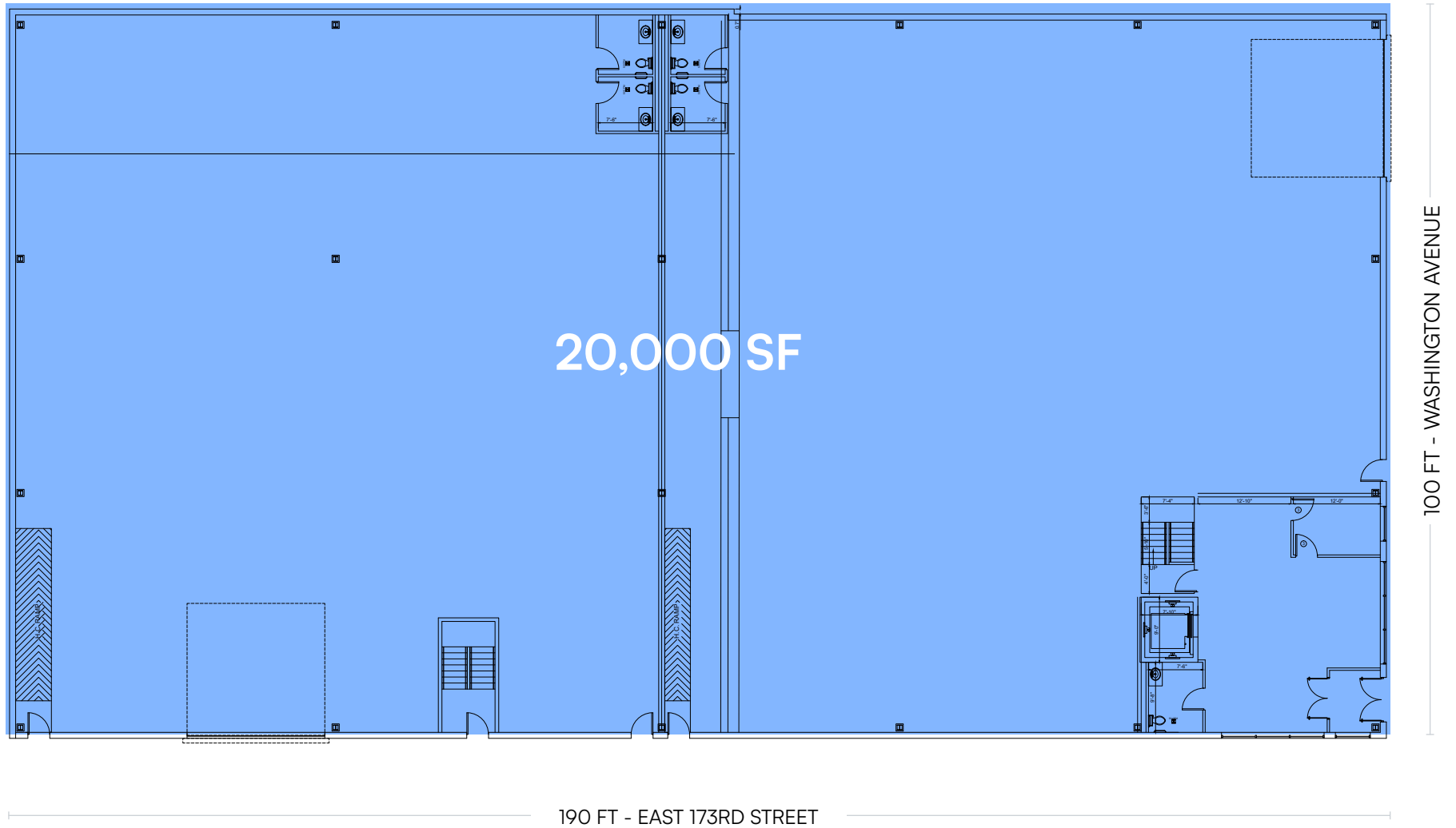
Bx41 Bx11 Bx41-SBS Bx15 Bus Lines

NEIGHBORS

Perrigo New York Inc, Golden Krust, 505 Dental Associates, Edwin Tire Shop & Flat Fix, NYC Fire Department, Dunkin', Wendy's, McDonald's, 7-Eleven, White Castle, Taco Bell/KFC, Golden Krust, Prime Automotive, Crotona Park, Claremont Park, Papa Johns Pizza, FOOD BAZAAR, Dollar Rite, Metro by T-Mobile, and more!



FLOOR PLANS

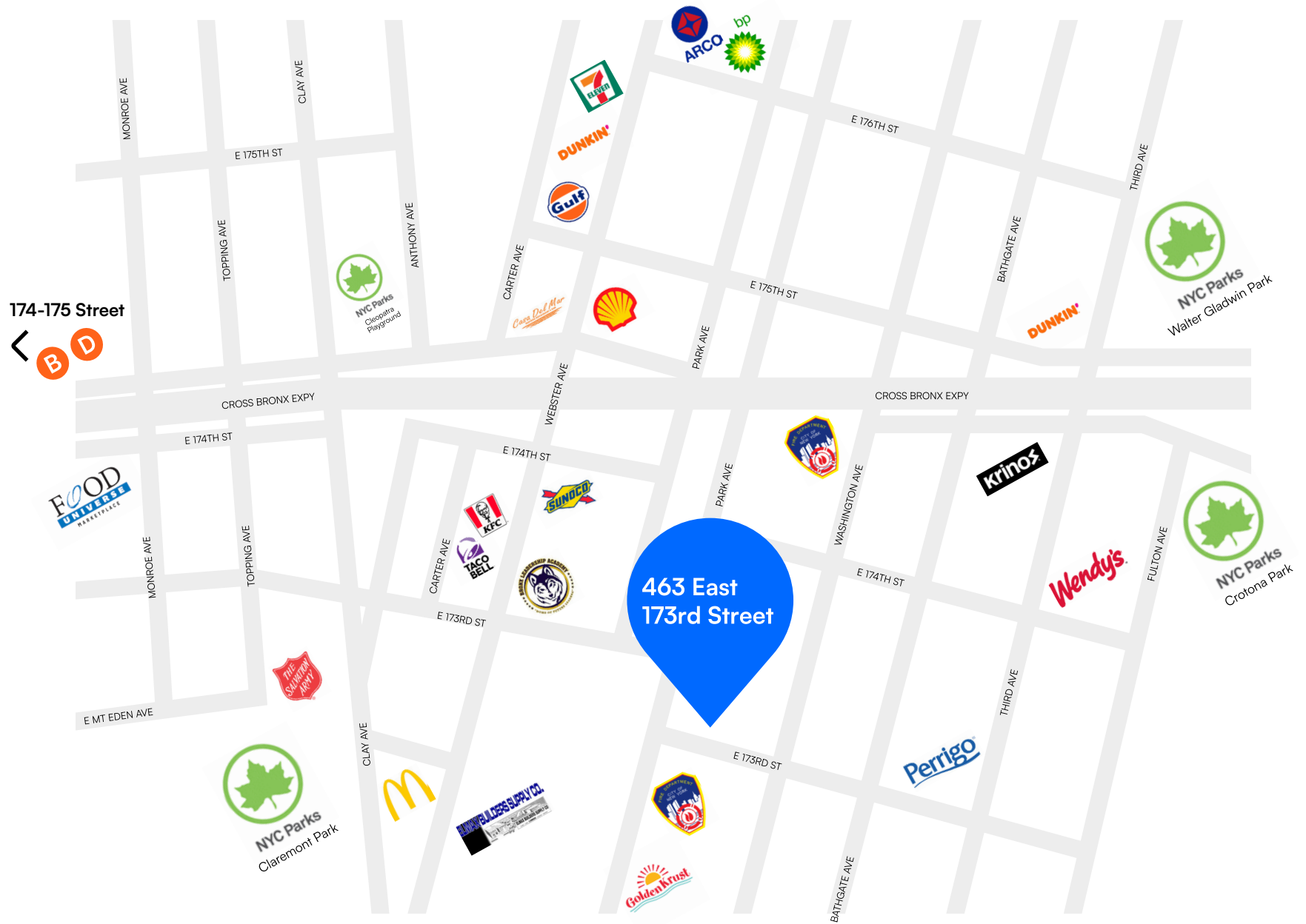


All square footages are approximate

PROPERTY PHOTOS



RETAIL MAP



463 EAST 173RD STREET, BRONX, NY 10457

20,000 SF PRIME INDUSTRIAL SPACE IDEAL FOR STORAGE OR MANUFACTURING

Between Park Avenue & Washington Avenue

For Pricing Call: **212.433.3355**

SHLOMI BAGDADI
212.433.3355 x101
sb@tristatecr.com

TSC.