

10 WEST
MT. EDEN
AVENUE
BRONX, NY



YOUR SIGN HERE



1,071
RSF
FOR LEASE

ASKING
\$5,900/MO
+ 18% OF RE TAXES (\$1,469)

**BUILT OUT
KITCHEN
BASEMENT
STORAGE**

STEPS FROM **4** AT
JEROME AVENUE
& McDONALDS

CONTACT EXCLUSIVE LISTING AGENT
STEPHEN KAUFMAN
914.968.8500 x315
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RM FRIEDLAND
COMMERCIAL REAL ESTATE SERVICES
440 Mamaroneck Ave • Harrison, NY 10528 • rmfriedland.com

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10 WEST MT. EDEN AVENUE BRONX, NY

1,071 RSF
RETAIL FOR LEASE



BUILT-OUT KITCHEN W/VENTILATION

DEMOGRAPHICS

	0.25 MILES	0.5 MILES	1 MILE
Population	17,629	70,184	222,913
Number of Households	6,333	64,067	73,508
Average HH Income	\$69,282	\$67,859	\$66,923
Annual HH Expenditure	\$345.29 M	\$1.29 B	\$4.04 B
Annual Retail Expenditure	\$159.61 M	\$598.14 M	\$1.87 B



TRANSPORTATION

1 min walk	#4 Subway	
2 min drive (0.2 m)	I-95	
4 in walk (0.2 m)	Bx1, Bx2	
5 min (0.2 m) walk	Bx18	
6 min drive (2.6 m)	I-87	
8 min (2.5 m)	I-278	
9 min (2.8 m)	Bx River Pkwy	



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