

2831 Third Avenue

(Between East 148th & East 149th Streets)

Bronx, New York



Size: 1,400 sq. ft. – ground floor plus 600 sq. ft. mezzanine

Frontage: 20 feet

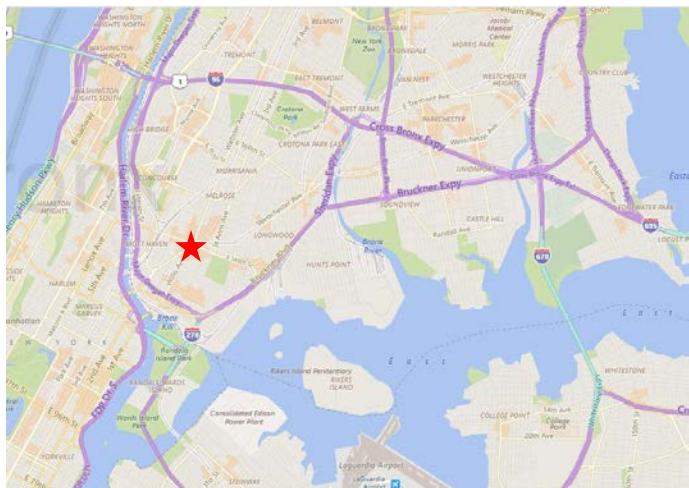
Rent: Available upon request

Comments:

- All uses considered
- Heavy pedestrian traffic
- #2 & #5 subway at door, BX2, BX15, BX 19, BX21, BX41, BX4 and BX4A stop at corner
- Dense residential population
- Area retailers include ALDI, Burlington, Marshall's, Rainbow, Walgreens, Mattress Firm, Cookie's Childrenswear, Sprint, Payless, Carter's, Danice, Porta Bella, Footlocker, Ashley Stewart, Verizon, Metro PCS, Banco Popular, Modell's, Lucille Roberts, Bank of America, Cohen's Fashion Optical, AT&T Wireless, Youngland, Duane Reade, Dr. Jay's, Forman Mills, Rite Aid, Staples, Jimmy Jazz and many other AAA tenants and service businesses

“The Hub” Retail Corridor

TRADE AREA INFORMATION: BRONX, NY



DEMOGRAPHICS: 2019 Data Estimates

	2831 Third Avenue, Bronx, New York	<u>½ mile</u>	<u>1 mile</u>	<u>1½ mile</u>
Population	51,245	172,048	389,914	
Households	16,913	60,123	141,766	
Average Income	\$44,391	\$47,161	\$52,672	
Avg. Daily Traffic Count (ADT)			14,000	

For Further Information

Please Call Exclusive Broker:

Marc Durst

Assoc. Broker

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Robert Elbaz

Salesperson

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Established 1962

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Although all information is from sources deemed reliable, and no representation is made as to the accuracy thereof, it is submitted subject to errors, omissions, changes of price, prior sale, or withdrawal without notice.

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Area Retail Map

 <p>EAST 148TH STREET</p> <p>Walgreens Rainbow Pay half MATTRESSFIRM  Jewelry AVAILABLE Local Retail</p> <p>EAST 149TH STREET</p> <p>Local Retail AVAILABLE Local Retail  Jewelry Shoes</p> <p>WESTCHESTER AVENUE</p> <p>Pawn Shop Danice GREAT STYLE GREAT PRICE!       Unlimit Yourself.</p> <p>EAST 151ST STREET</p> <p>VACANT     Small Vacant/Beauty Supply/Linens</p>	 <p>EAST 148TH STREET</p> <p>Variety Store Lady Ness  BURGERS • FRIES • COLAS</p> <p>3 R D E N U E</p> <p>EAST 149TH STREET</p> <p>Bank of America  Jewelry Optima Beauty Supply Expo 2000 Size to Fit    Jerusalem Furniture</p> <p>WESTCHESTER AVENUE</p> <p>Optical Yvette Jewelry    /Lids London Boy Clothing/Urban Terrain  /S&A Stores    Youngland/Urban Terrain</p>
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