

HIGH-FLOW-THROUGH INDUSTRIAL FACILITY AVAILABLE FOR LEASE OR SALE



RENDERING

**+/-11,973 SF / 29 DOOR CROSS-DOCK ON +/-104,988 SF (+/-2.4 acres)
4825 & 4835 BALDWIN STREET, BRONX, NY 10470**

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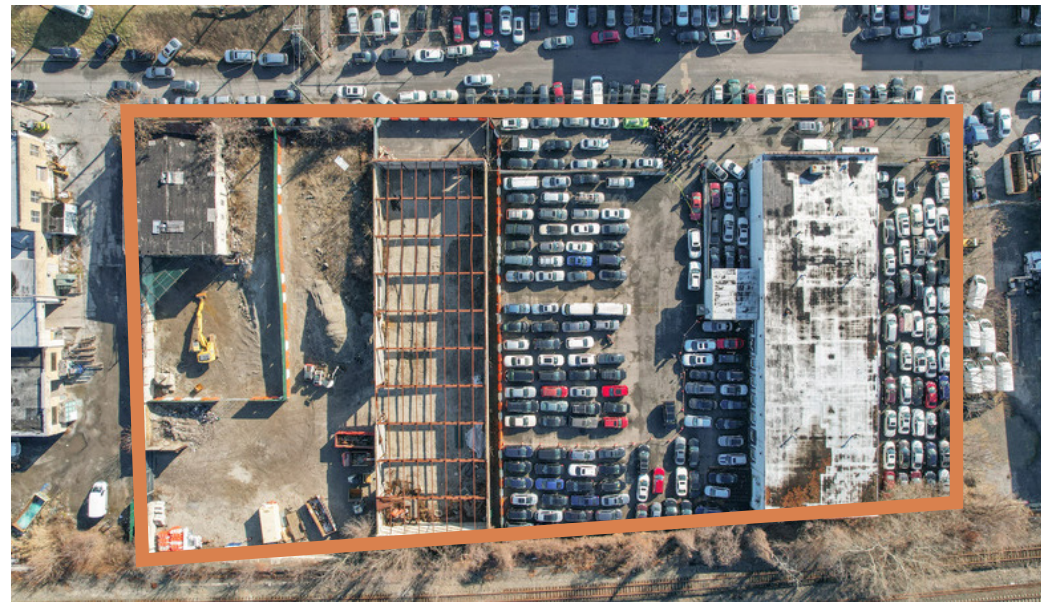
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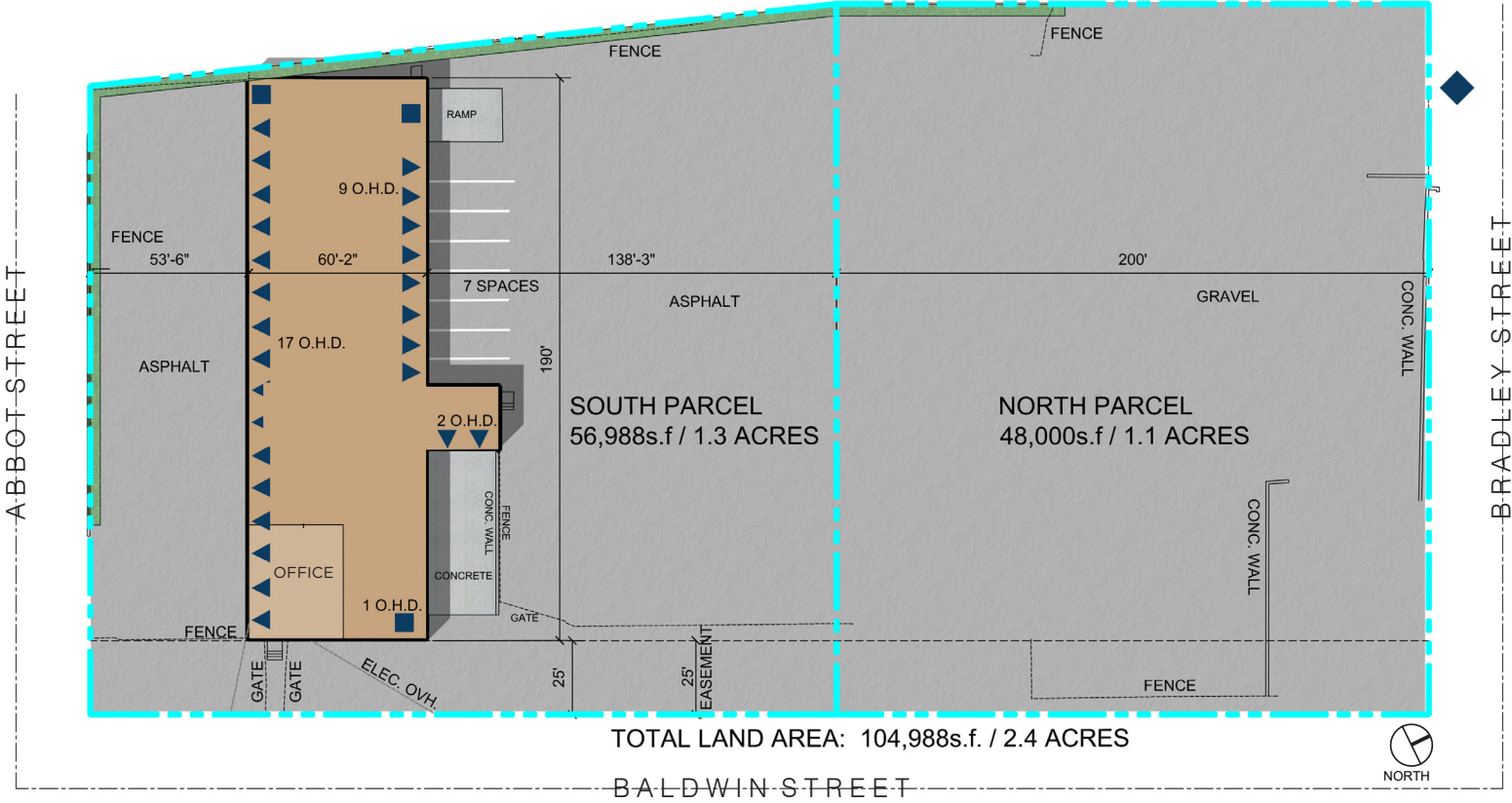
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VERSATILE LOCATION AT THE CROSSROADS OF WESTCHESTER & NYC

- 11,973 SF Warehouse with 26 Exterior Dock Doors and 3 Drive-in Doors
- 48,000 SF Available Immediately, Expandable up to 104,988 SF
- Delivered Newly Paved, Fenced, and Lit
- 17'6" Clear Height
- Divisions Available
- Multiple Site Access Points
- BUILD-TO-SUIT Opportunity, Inquire for Plans
- Strategic Location with Proximity to NYC, Westchester and Fairfield Counties
- 2 miles to I-87, 3 Miles to I-95
- Suitable for Last Mile Delivery, Food / Beverage Distribution, Construction Supply, Fleet Storage, Electric Vehicle Charging, IOS, Reverse Logistics and more



SITE PLAN



4825 BALDWIN STREET
 BRONX, NY

10.21.2021
 H-A+D JOB NO: A21-2319

REALTERM

PROPOSED SITE PLAN / BUILDING EXPANSION*

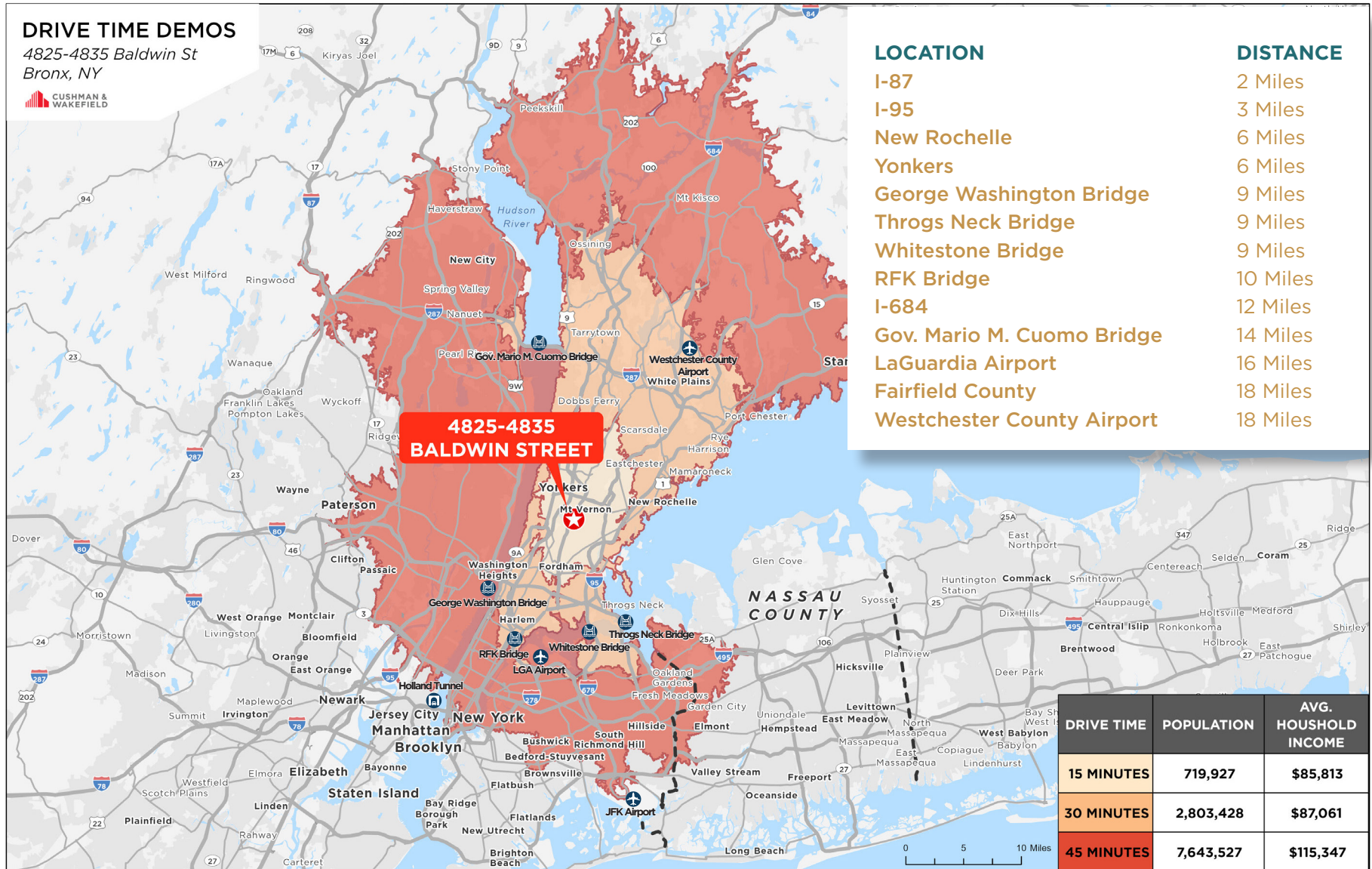
*INQUIRE FOR ALTERNATIVE SCHEMATICS



DRIVE TIME & DEMOGRAPHICS

DRIVE TIME DEMOS

4825-4835 Baldwin St
Bronx, NY



LOCATION

- I-87 2 Miles
- I-95 3 Miles
- New Rochelle 6 Miles
- Yonkers 6 Miles
- George Washington Bridge 9 Miles
- Throgs Neck Bridge 9 Miles
- Whitestone Bridge 9 Miles
- RFK Bridge 10 Miles
- I-684 12 Miles
- Gov. Mario M. Cuomo Bridge 14 Miles
- LaGuardia Airport 16 Miles
- Fairfield County 18 Miles
- Westchester County Airport 18 Miles

DISTANCE

DRIVE TIME	POPULATION	AVG. HOUSEHOLD INCOME
15 MINUTES	719,927	\$85,813
30 MINUTES	2,803,428	\$87,061
45 MINUTES	7,643,527	\$115,347



For More Information, Please Contact:

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