



## WEST 207th STREET

OFF THE CORNER OF 207TH ST & 9TH | INWOOD

## **PROPERTY HIGHLIGHTS:**

- New construction space
- Highly trafficked area connecting Inwood to The Bronx via the University Heights Bridge
- Situated at the base of 300 unit residential building
- Development sites on this intersection totaling over 1,500 units
- 15' x 35' two-story high opening for loading dock
- separate lobby + entryway to lower level
- Great for: Retail, Medical, School, Fitness, and more!

SIZE: Ground Floor: 2,500 SF (approx)

Lower Level: 18,500 SF (approx) LEASED

**FRONTAGE:** 40'

**CEILING HEIGHT:** 17.5' to 20.5' Ground Floor

**Lower Level** 

**DELIVERY: Immediate** 

**ASKING RENT: Upon Request** 

A 1 Bx12 M100 **TRANSPORTATION:** 



CONTACT OUR BROKERS FOR MORE INFORMATION

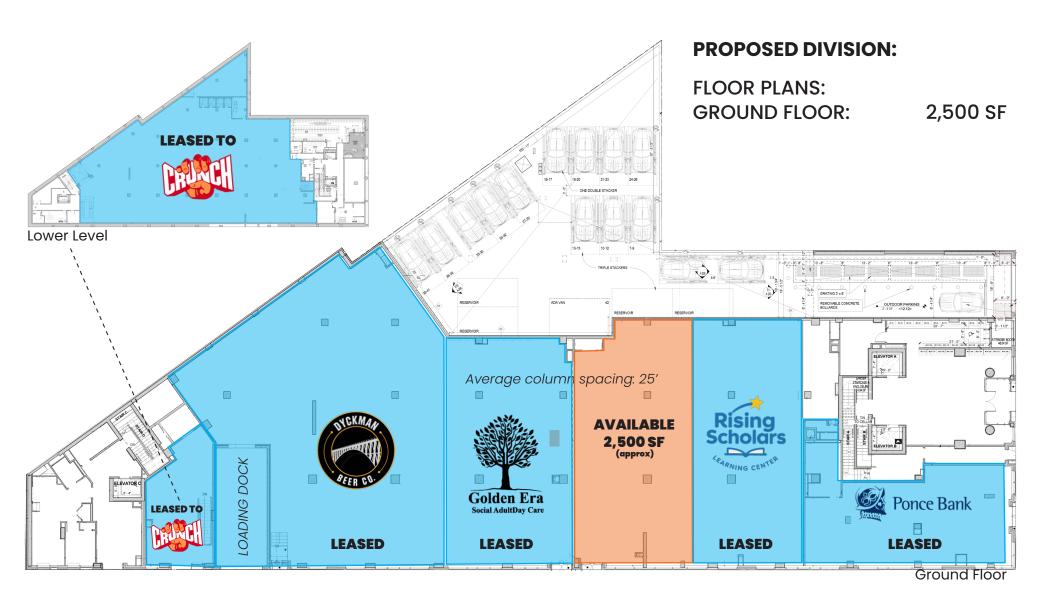
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## WEST 207th ST

CORNER OF 207TH STREET & 9TH AVE INWOOD, NYC

## AREA DEMOGRAPHICS:



ANNUAL RIDERSHIP:

1.352 MILLION
207TH ST TRAIN STATION



POPULATION: **176,513** 



NUMBER OF HOUSEHOLDS: **64,219** 



AVG. HOUSEHOLD INCOME: \$61,605



TOTAL CONSUMER SPENDING: \$1,300,000,000



