

FOR LEASE-5,500 SF IN THE NORWOOD NEIGHBORHOOD

3119 Webster Ave-Bronx, NY



14,000 cars per day on Webster Ave

Come join the diverse Norwood section powered by major development

- Available Space:** 5,500 SF -Newly renovated
(private elevator & private entrance)
- Rental Rate:** Upon request
- Transportation:** Blocks away from the Norwood D train station,
the Bx28, Bx38, Bx34 to Fordham Center,
& the Bx41 to the HUB
- Location Highlights:** Directly adjacent to two of the largest residential &
commercial development projects in the area
- Additional Information:** Fully built out adult day care
Adjacent to the corner of E 204th directly on Webster Ave
Two means of egress
Two handicap accessible restrooms



| Demographics | .25 Mile | .5 Mile | 1 Mile |
|---------------------------|----------|----------|----------|
| Population | 14,358 | 44,407 | 145,353 |
| Average HH Income | \$48,842 | \$50,824 | \$47,496 |
| Annual Retail Expenditure | \$99.1M | \$339M | \$1.03B |

CONTACT EXCLUSIVE AGENT:

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