

BROADWAY CROSSING

230th Street, Bronx



**Move-In Condition Office Space
2,712 RSF and 4,269 RSF**

On-Site Parking
Close Proximity to Public Transit



BEN WALLER
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Suite 201



Suite 204

ABS Partners Real Estate, as the exclusive agent is pleased to offer the following opportunity for lease:

Available

Suite 201: 4,269 RSF

- Conference room, (6) offices
- Wet pantry, open area

Possession

Immediate

Suite 204: 2,712 RSF

January 1, 2025

- Conference room, (3) offices
- Wet pantry, open area

Rent:

Call or email for information

Comments

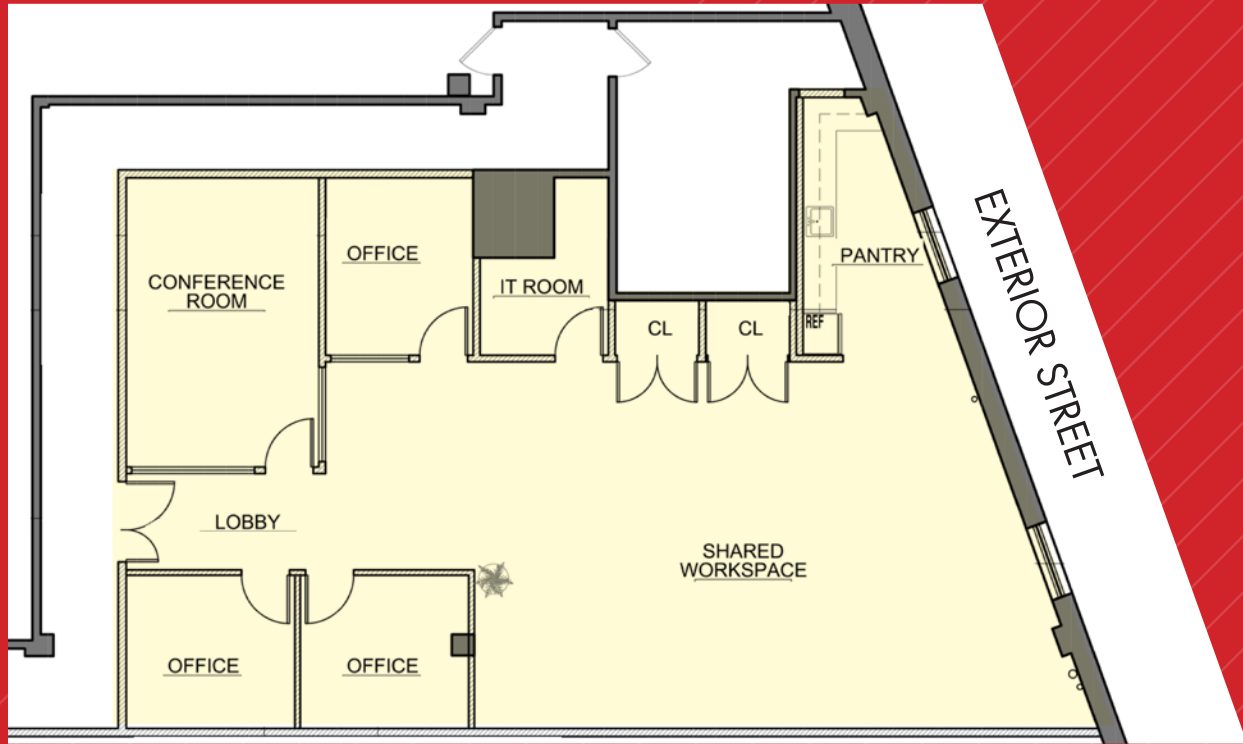
- Centrally located between **1** - train stations at 225th St and 231st St
- Connectivity to Westchester and Manhattan
- Adjacent to Major Deegan Expressway
- Across the street from Broadway Plaza Mall

Qualified tenants may be eligible to economic incentives related to tax savings and grants for NYC and NYS:

- Relocation Employment Assistant Program (REAP)
- Energy Cost-Saving Program (ECSP)
- Commercial Expansion Program (ECP)
- Industrial Development Agency (IDA)



SUITE 204 - 2,712 RSF



Floor Plan not to scale, for display purposes only

Area Map

