39 WEST FORDHAM ROAD

FORDHAM, BRONX

Between Grand & Davidson Avenues

RETAIL/RESTAURANT FOR LEASE



CONCEPTUAL RENDERING

PROPERTY INFORMATION

APPROXIMATE SIZE
2,000 SF + Full Basement

ASKING RENT
~~$14,000/Month~~ Reduced
$12,500/Month

POSSESSION
Immediate

TERM
Negotiable

FRONTAGE
35 FT

COMMENTS

- Single story building in a high traffic retail corridor
- Easily vented with gas available
- Steps from the Fordham Road subway station
- Strong co-tenancy with heavy pedestrian traffic

NEIGHBORS

Bella Chicken and Burger ▪ Dunkin ▪ Bryan's Bakery ▪ Mcdonald's ▪ Lin Home ▪ 188 Park Avenue Deli Grocery ▪ MC Bakery and Coffeeshop ▪ Jovita Taqueria ▪ Healthy Choice ▪ Evelindas Sweets ▪ Adolfo's Delights ▪ Walgreens ▪ Fordham Market ▪ Cakao Juice Bar ▪ Kennedy Chicken ▪ Rancho Restaurant

TRANSPORTATION

4 D

NOAM AZIZ
Managing Director
212.468.5984
naziz@meridiancapital.com

DANIEL ZACAIM
Associate
212.468.5910
dzacaim@meridiancapital.com

AARON ASHERIAN
Associate
212.468.5912
aasherian@meridiancapital.com

MERIDIAN RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

39 WEST FORDHAM ROAD

FORDHAM, BRONX | Between Grand and Davidson Avenues

RETAIL/RESTAURANT FOR LEASE

INTERIOR









NOAM AZIZ
Managing Director
212.468.5984
naziz@meridiancapital.com

DANIEL ZACAIM
Associate
212.468.5910
dzacaim@meridiancapital.com

AARON ASHERIAN
Associate
212.468.5912
aasherian@meridiancapital.com

MERIDIAN RETAIL LEASING

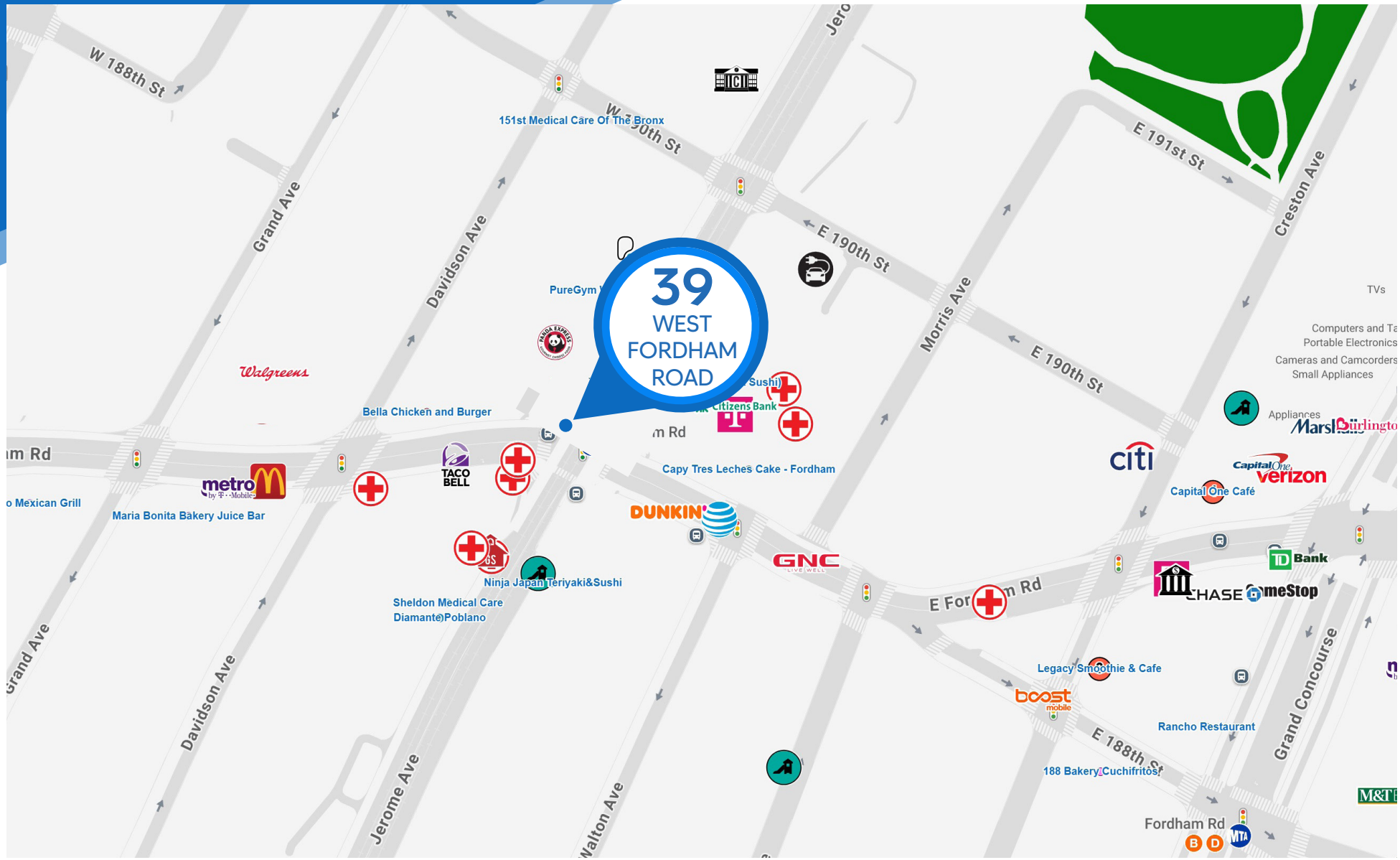
All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

39 WEST FORDHAM ROAD

FORDHAM, BRONX | Between Grand and Davidson Avenues

RETAIL/RESTAURANT FOR LEASE

NEIGHBORS



NOAM AZIZ
Managing Director
212.468.5984
naziz@meridiancapital.com

DANIEL ZACAIM
Associate
212.468.5910
dzacaim@meridiancapital.com

AARON ASHERIAN
Associate
212.468.5912
aasherian@meridiancapital.com

MERIDIAN RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.