

BRONX RETAIL OPPORTUNITY  
**1 W FORDHAM ROAD**  
LOCATED AT THE CORNER OF JEROME AVENUE

**SEEKING QUICK SERVICE/ FAST FOOD RESTAURANTS**



**APPROXIMATE SIZE: \***

1,573 sq. ft. - Ground A  
799 sq. ft. - Basement A  
713 sq. ft. - Ground B  
1,422 sq. ft. - Ground C  
1,318 sq. ft. - Basement C  
**\* can be combined**

**FRONTAGE:**

Space A - 33'5"  
Space B - 20'  
Space C - 22'7"

**ASKING RENT:**

Upon request

**COMMENTS:**

- **New storefront to be installed**
- Monroe College 1/2 block away (6,445 undergrads)
- Entrance to the Fordham Rd 4 train in front of space
- 2nd busiest bus route in NYC stops on block; carrying 45,000 riders each week
- Possession to be arranged
- Heavy foot traffic & excellent visibility
- 14,700 vehicles per day pass on W Fordham

**JOIN:**



1/4 mile radius



**21,276**

Est Population



**\$61,537**

Avg. Household Income



**5,206**

Employees

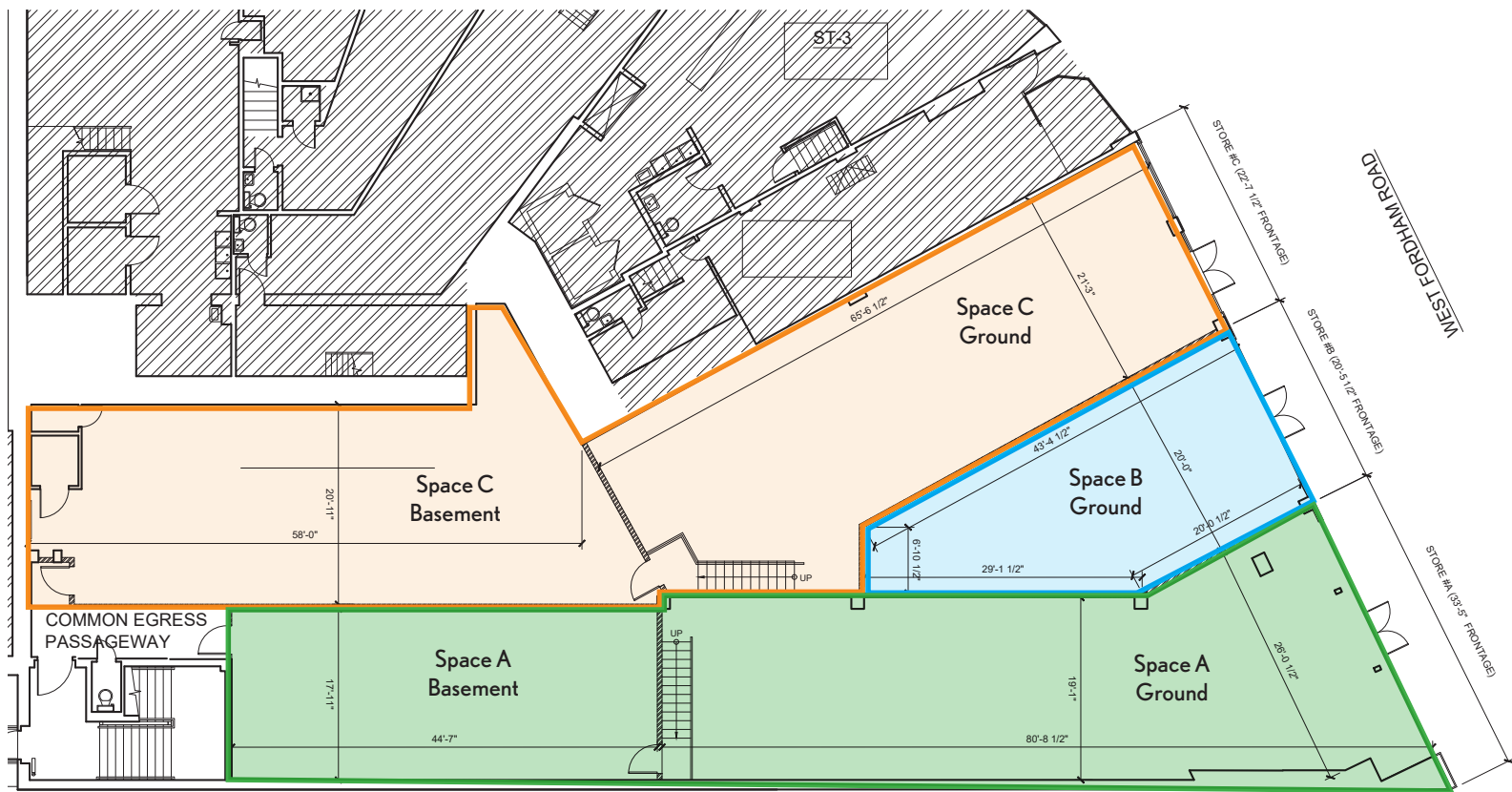


**ZELNIK**

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## CONTACT EXCLUSIVE BROKERS

Cory G. Zelnik  
cory@zelnikco.com

Jason Turner  
jason@zelniko.com

Zelnik & Company  
212.223.2200