



# BRONX COMMERCIAL SPACE FOR LEASE

## 40 W. 167<sup>TH</sup> STREET • BRONX, NY 10452



### Details

**Size:** 2,000 SF

**Rent:** \$6,500/month

**Notes:** Located on first floor of new construction building w/28 apartments, Parking available, Community facility space

### Location:

- Located in the South Bronx
- Located on residential street
- Short walk to Yankee Stadium
- Easy access to the Cross BX Expressway (I-95) and the Major Deegan (I-87)
- Short walk to subway

### Contact Exclusive Agents

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[www.southbronxcommercial.com](http://www.southbronxcommercial.com)



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## Offering Details

- Rental Rate: \$6,500/month
- Available Space: 2,000 SF
- Zoning: R7
- Uses: Community facility, Medical, Non-profit, Educational

## Property Overview

- Located on the first floor
- Two entrances from the street
- Parking available

## Location Details

- Located in the Highbridge neighborhood
- Very close to Yankee Stadium
- On residential street

## Commentary:

Spacious and versatile community facility space available for lease, ideal for medical offices, daycare centers, nonprofit organizations, or other community-related uses. This well-lit space features large windows, providing ample natural light, and is easily accessible from major highways, ensuring convenience for staff and visitors.

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