

RETAIL/MEDICAL/FOOD/QSR

13B KNOLLS CRESCENT

Between Knolls Crescent and Kappock Streets

RIVERDALE

BRONX | NEW YORK

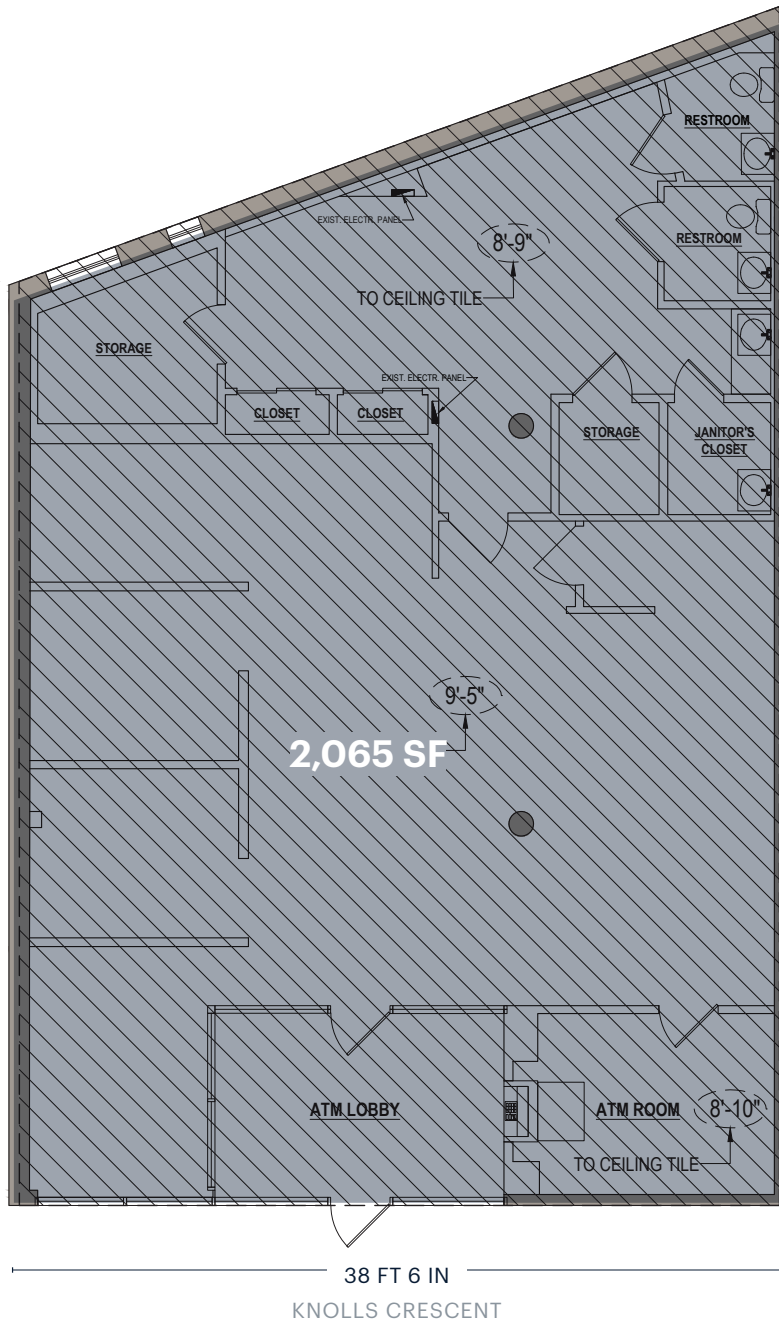
2,065 SF

For Lease



SPACE DETAILS

GROUND FLOOR



LOCATION

Between Knolls Crescent and Kappok Streets

SIZE

Ground Floor 2,065 SF

FRONTAGE

Knolls Crescent 38 FT 6 IN

CEILING HEIGHTS

Ground Floor 12 FT

STATUS

Currently vacant

POSSESSION

Immediate

TERM

Negotiable

RENT

Upon request

CO-TENANTS

Rite Aid, Ben's Market, and Nails & Bubbles

NEIGHBORS

Riverdale Community School, John F. Kennedy High School Campus, In-Tech Academy, Riverdale Medical Associates, Evenly Orthodontics

COMMENTS

Former Chase Bank
Great frontage exposure
On-site parking
Retail, medical fitness, office and food uses considered
Venting possible for food uses
Space has existing gas lines
Over 73,000 residents within 1-mile radius
Strong neighborhood density with many educational and medical facilities

TRANSPORTATION

2022 Ridership Report

Kappock Street/ Knolls Crescent

| | | | | | |
|-------|---------|-----------|-------|---------|---------|
| Bx 10 | Annual | 1,930,091 | Bx M1 | Annual | 304,857 |
| | Weekday | 6,350 | | Weekday | 1,035 |
| | Weekend | 5,764 | | Weekend | 768 |
| Bx 20 | Annual | 110,039 | Bx M2 | Annual | 160,605 |
| | Weekday | 433 | | Weekday | 510 |
| | Weekend | - | | Weekend | 568 |

ADDITIONAL PHOTOS



AREA DEMOGRAPHICS



ESTIMATED DAYTIME POPULATION

| | |
|----------|--------|
| .25 mile | 6,254 |
| .5 mile | 12,472 |
| 1 mile | 73,258 |

AVERAGE HOUSEHOLD INCOME

| | |
|----------|-----------|
| .25 mile | \$152,512 |
| .5 mile | \$109,541 |
| 1 mile | \$96,468 |

TOTAL HOUSEHOLDS

| | |
|----------|--------|
| .25 mile | 3,279 |
| .5 mile | 5,272 |
| 1 mile | 30,164 |

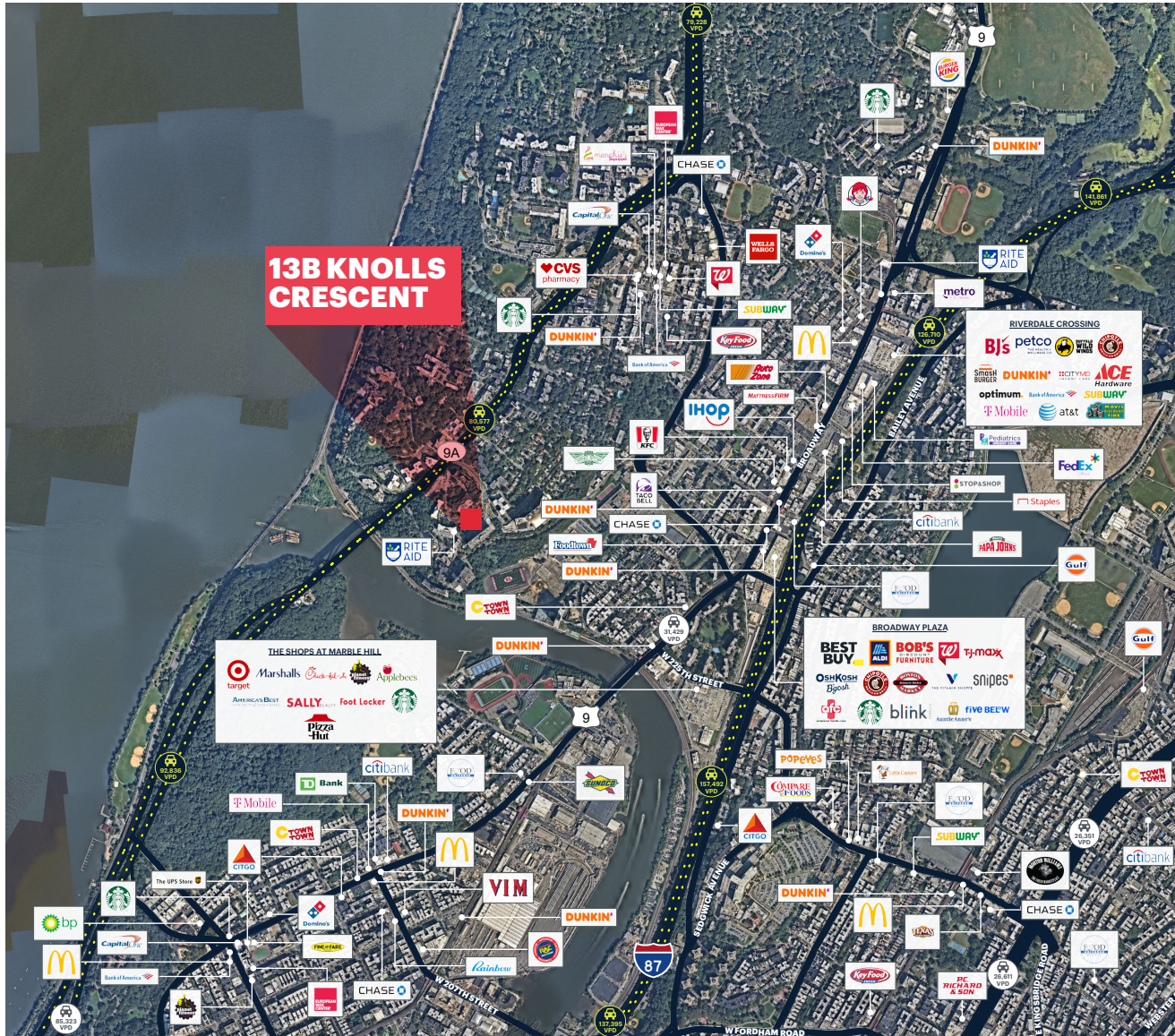
TOTAL APPAREL

| | |
|----------|--------------|
| .25 mile | \$10,015,841 |
| .5 mile | \$13,113,071 |
| 1 mile | \$70,235,419 |

FOOD AT RESTAURANTS

| | |
|----------|---------------|
| .25 mile | \$16,802,3681 |
| .5 mile | \$20,550,319 |
| 1 mile | \$105,852,548 |

AREA RETAIL



+ Coming Soon

CONTACT EXCLUSIVE AGENTS

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