

#### YONKERS, NY 87-95 Riverdale Avenue



# PRIME GROUND LEVEL SPACES AVAILABLE FOR LEASE IN MULTI-FAMILY BUILDING

### 814 SF to 3,970 SF | CONTACT FOR RENTAL RATE

- Building Features 454 Apartments with More than 1,000 Residents
- Across the Street from St. Joseph's Medical Center
- Retail, Office, Bank, Medical, and Urgent Care Uses Allowed
- Close to the Hudson River
  Waterfront
- On Busy Riverdale Avenue Connecting Yonkers to Riverdale
- Fantastic Signage Visibility

CONTACT OWNER'S

EXCLUSIVE AGENT:



By Drive Time	5-Min	10-Min	15-Min
Average HH Income	\$61,511	\$79,774	\$95,023
Median HH Income	\$38,518	\$53,788	\$64,546
Population	52,363	131,791	297,757
Total Households	17,723	47,854	117,389
Retail Potential (000's)	\$452,467	\$1,612,648	\$4,765,215

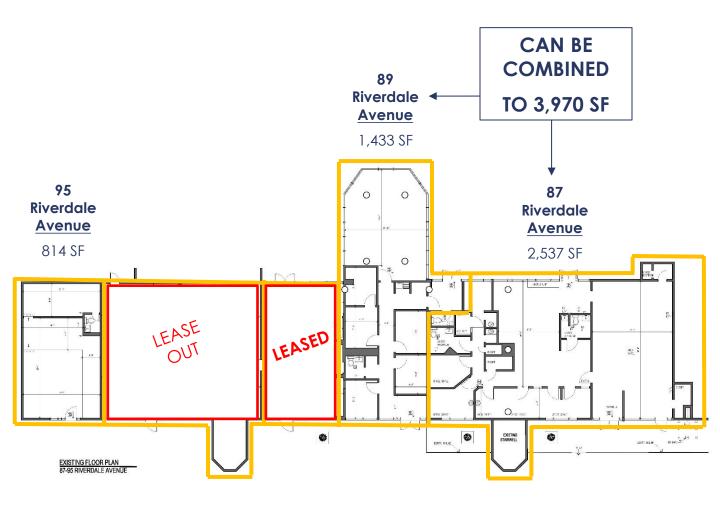
HARYN INTNER: 914-779-8200 x123 haryn@admiralrealestate.com

BROKERS

ADMIRAL REAL ESTATE SERVICES CORP. 62 Pondfield Rd Bronxville, NY 10708 Jonathan H. Gordon, Corporate Broker admiralrealestate.com All information furnished regarding property for sale or rental is from sources deemed reliable, but no representations or warranties, express or implied, are made as to the accuracy thereof.



## FLOOR PLAN



### CONTACT OWNER'S <u>EXCL</u>USIVE AGENT:

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BROKERS PROTECTED

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