



TRI STATE
COMMERCIAL®
REAL ESTATE EXPERTS

For Sale



Corner Multi-Level Industrial Property

76,000 SF • Offered at **\$11,000,000**

555 E 242nd St • Wakefield • Bronx, NY

Shlomi Bagdadi
☎ 718.437.6100
sb@TriStateCR.com

Jack Sardar
☎ 718.437.6100 x106
Jack.S@TriStateCR.com

Dov Bleich
☎ 718.437.6100 x111
Dov.B@TriStateCR.com



Location Overview

Located on the border of **The Bronx** and **Mt. Vernon**, 2 miles from the I-87 & I-95 on the corner of Bullard Ave near the Metro-North Railroad and Wakefield - 241st St train station.

Nearest Transit: Wakefield stop on Metro-North RR, 2 train at Wakefield - 241st St, and the 41 bus line.

Main Highlights

- ▶ 10' - 16' ceiling heights
- ▶ 4 loading docks - can easily handle 53' trailers, possible to add more docks and drive-ins
- ▶ 2 Freight elevators:
 - One large (two-sided)
 - One smaller (one-sided)
- ▶ 4,000 AMPS Electric
- ▶ Sprinkler system in place, fully heated, cooling available in certain areas for temp. control, the building is equipped with gas



76,000 SF

Total Building Size



21,930 SF

Lot Size



\$144.8

PPSF

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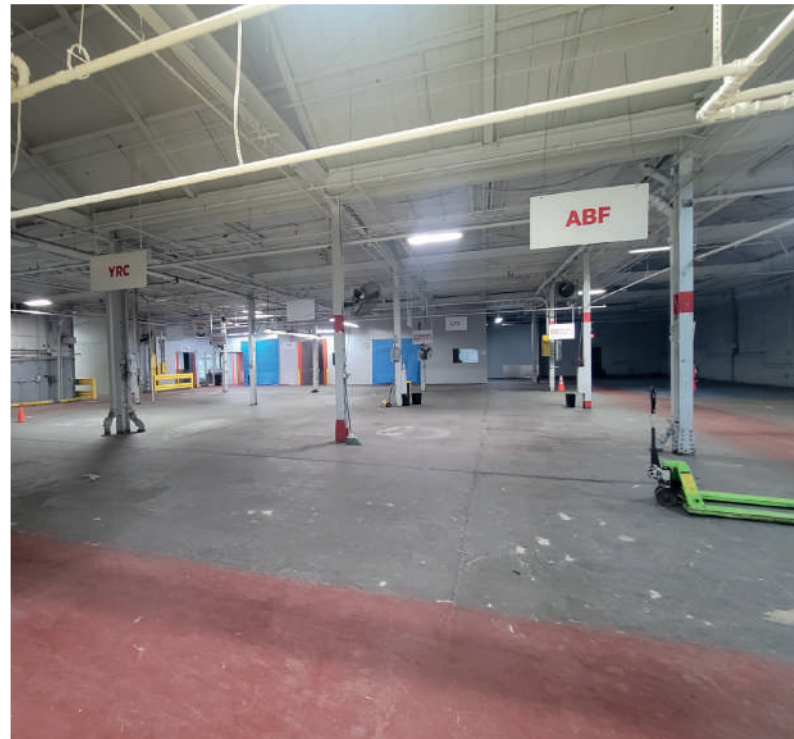
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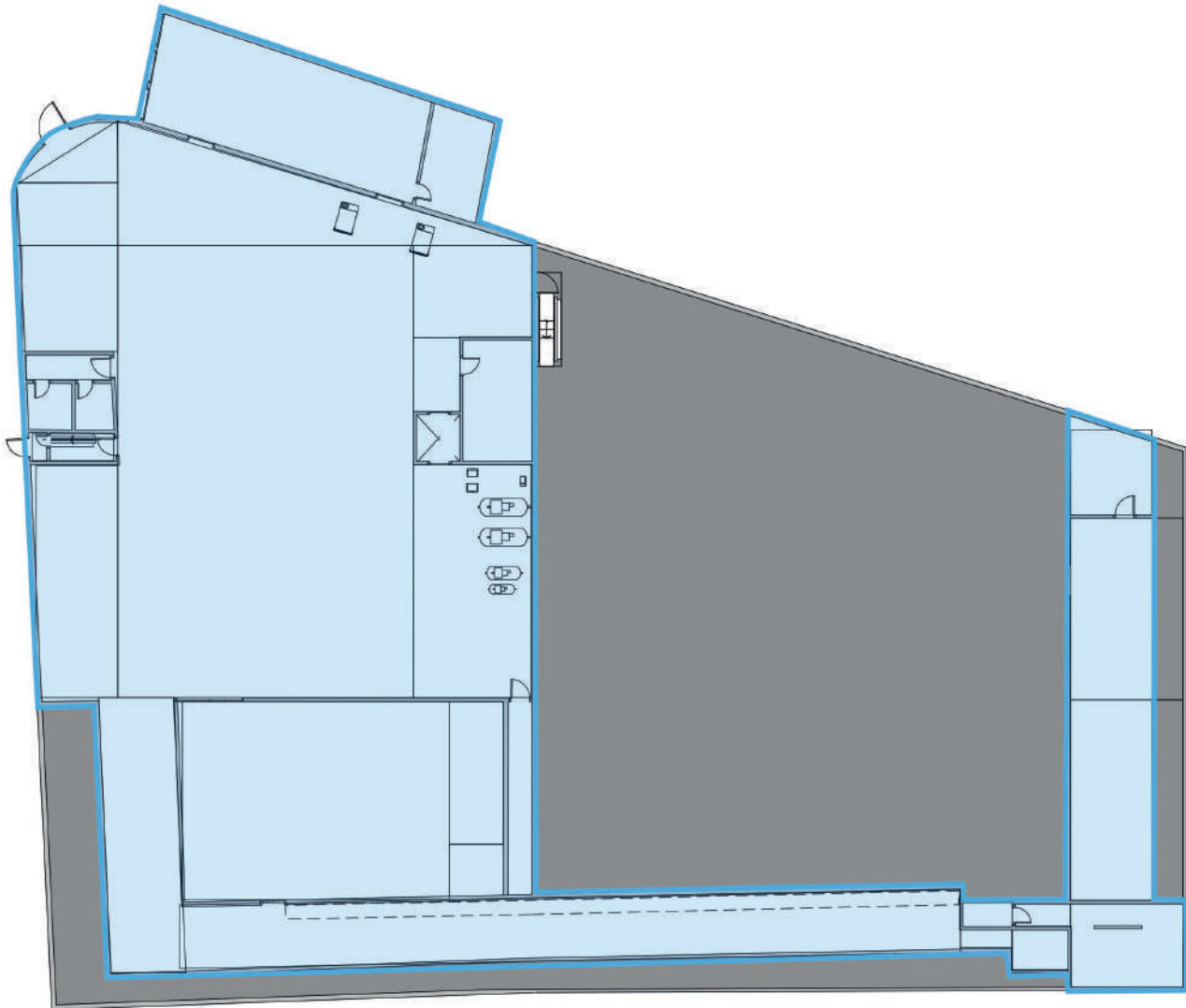
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Lower Level: 21,000 SF

Total Available Space: 76,000 SF

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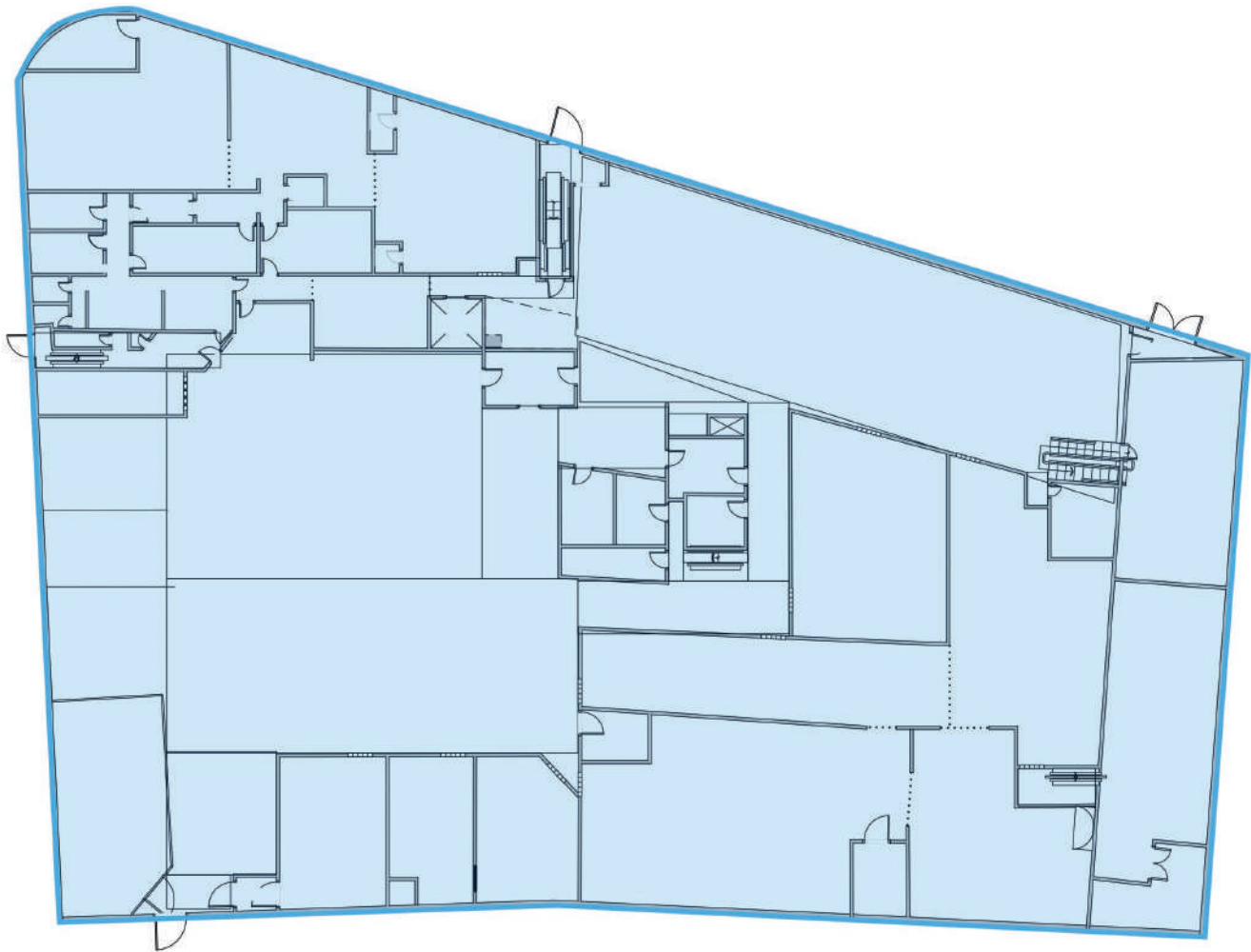
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Ground Floor: 38,000 SF
Total Available Space: 76,000 SF

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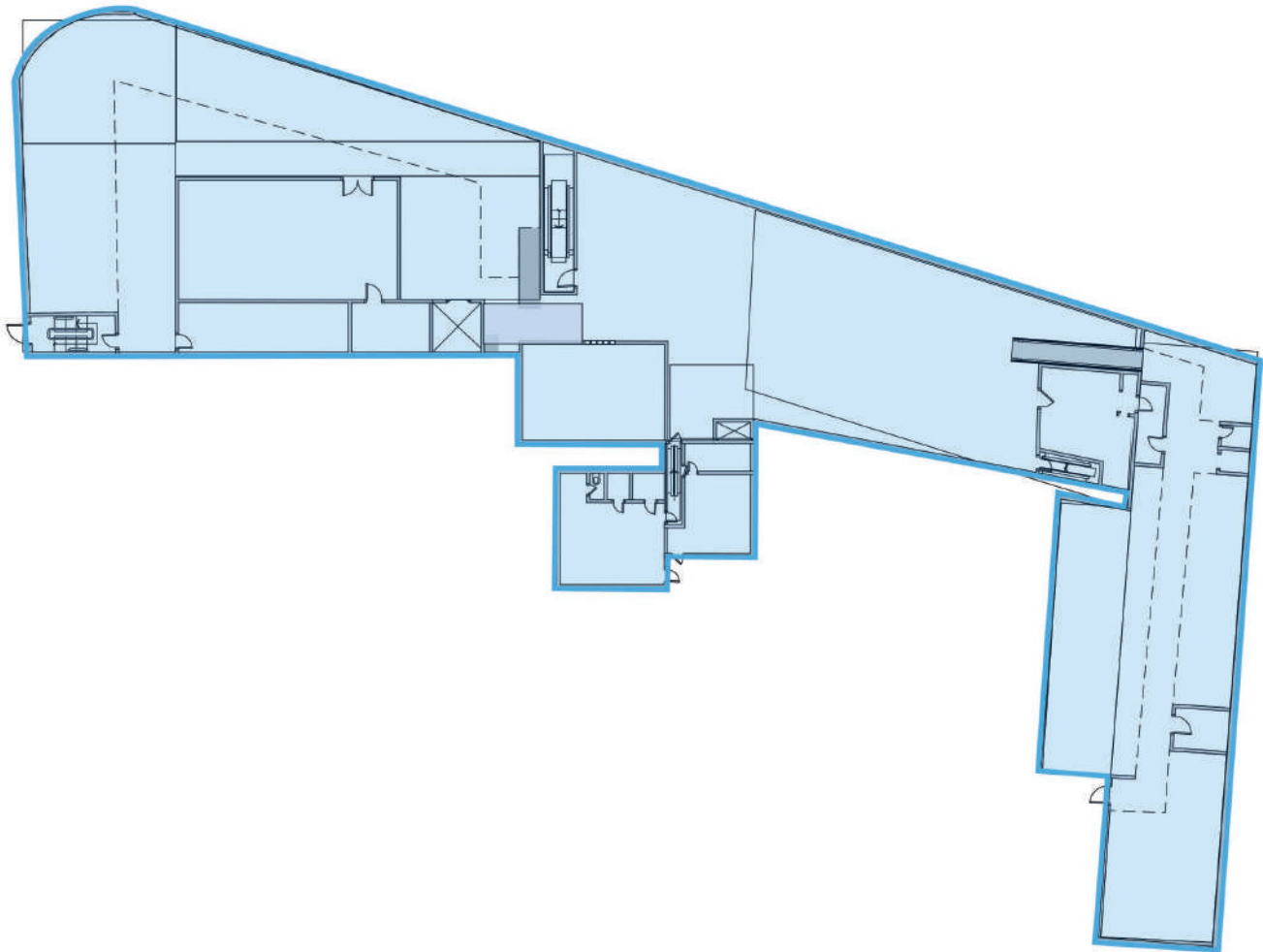
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Upper Level: 17,000 SF

Total Available Space: 76,000 SF

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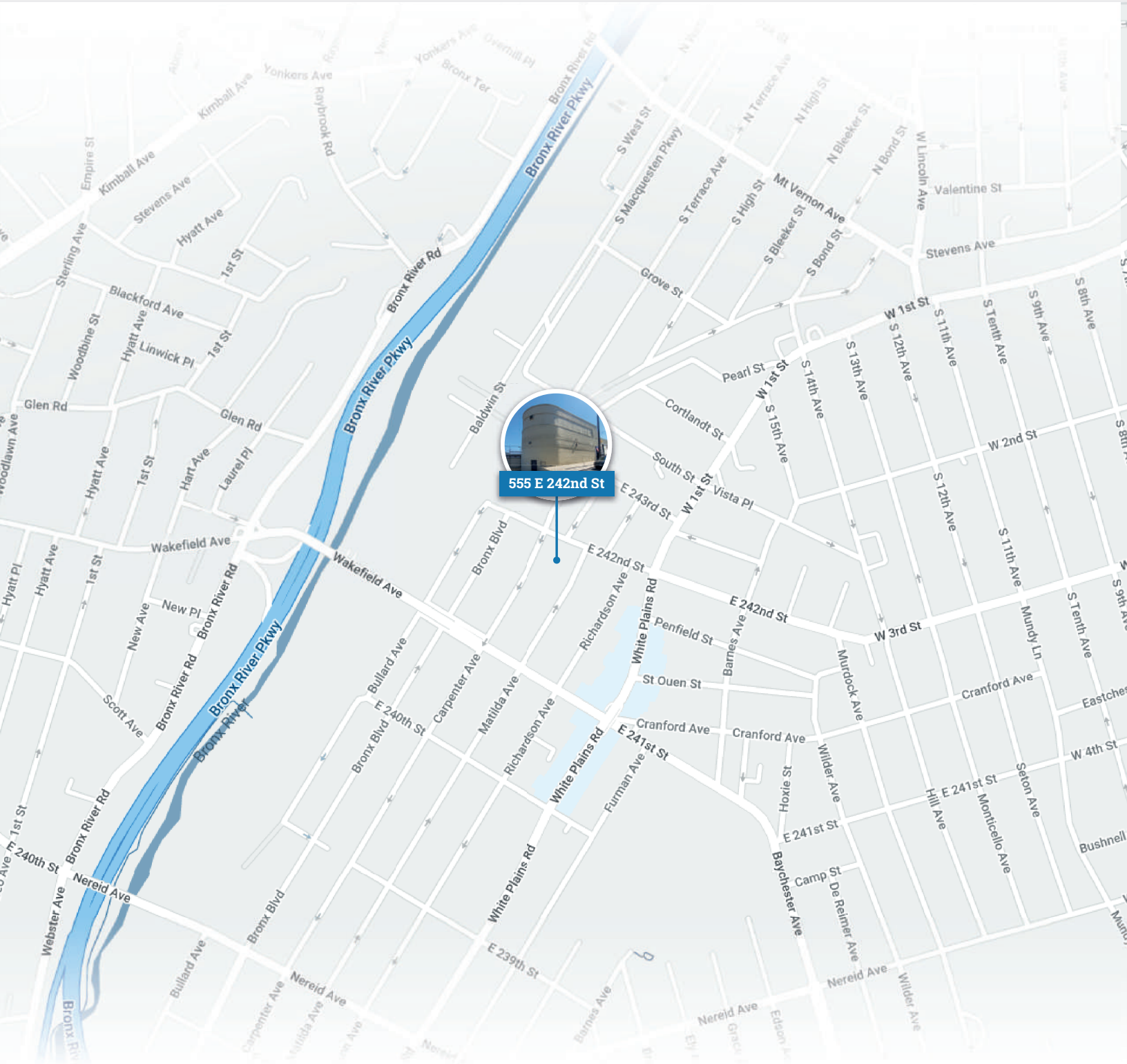
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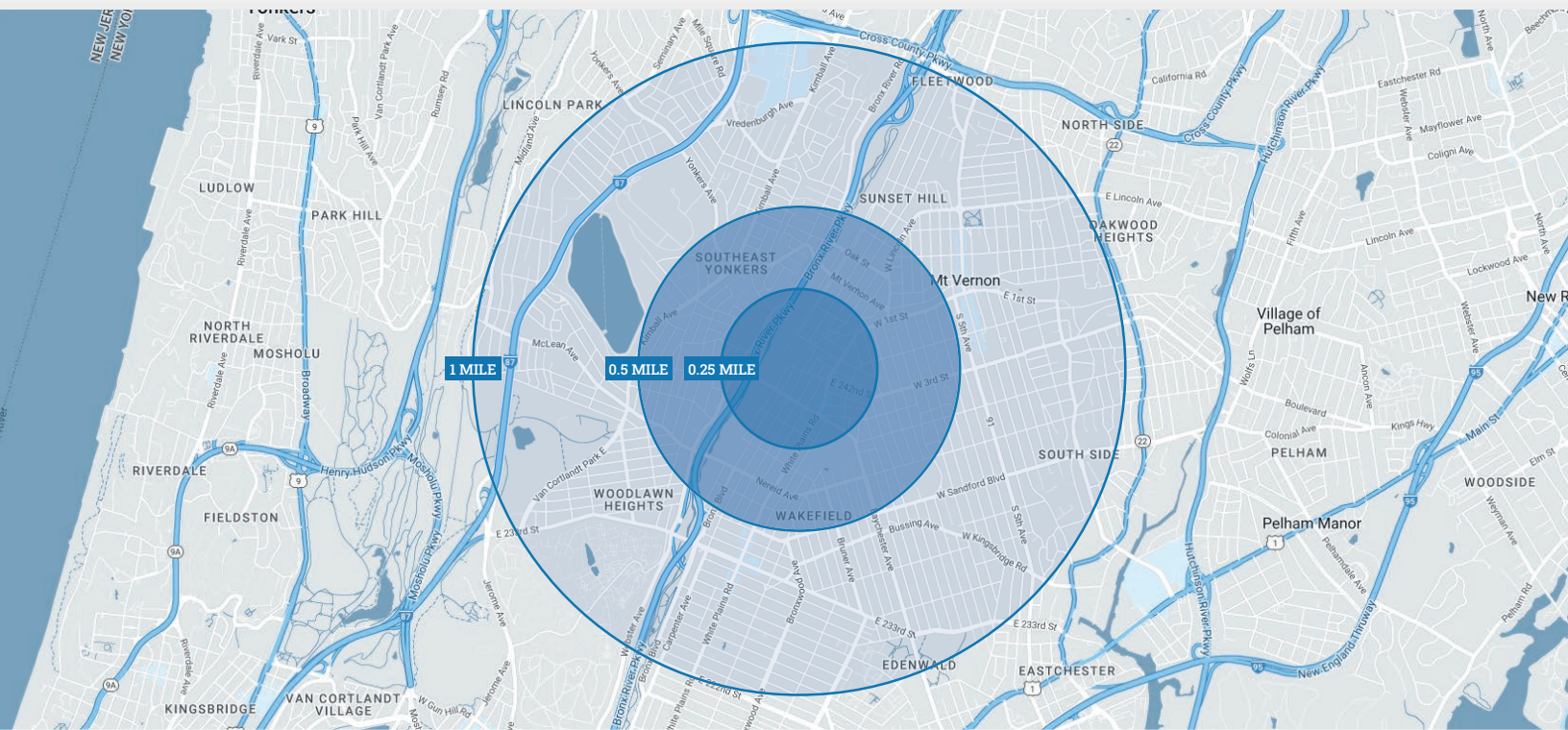
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	17,478	68,830	157,094
Average Age	34.4	36.0	36.2
Average Age (Male)	31.3	33.4	33.1
Average Age (Female)	37.3	38.0	38.7
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	6,387	25,158	57,343
# of Persons per HH	2.7	2.7	2.7
Average HH Income	\$59,639	\$60,912	\$61,169
Average House Value	\$298,204	\$373,151	\$391,704



68,830

People within 1 mile



\$60,912

Avg Household income

* Demographic data derived from 2020 ACS - US Census

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