

# 656 COURTLANDT AVENUE BRONX, NY

## 650 SF FORMER DELI FOR LEASE



**650 SF**  
FORMER DELI  
FOR LEASE

ADJACENT TO  
**322**  
UNIT COMPLEX

CLOSE TO  
**2** **5**  
SUBWAYS

**\$3,600**  
RENT PER MONTH

**RM FRIEDLAND**  
COMMERCIAL REAL ESTATE SERVICES

All information contained herein is based upon information which we consider reliable, but because it has been supplied by third parties, we cannot represent that it is accurate or complete, and it should not be relied upon as such. The offerings are subject to errors, omissions, changes, including price, or withdrawal without notice. The content is provided without warranties of any kind, either express or implied. RM Friedland, LLC, its agents or employees shall not be held liable to anyone for any errors, omissions or inaccuracies under any circumstances. You and your advisors should conduct a careful, independent examination of the property to determine to your satisfaction the suitability of the property for your needs.

Contact Exclusive Agent:

**Mia Abdou**

914.968.8500 x326

mabdou@rmfriedland.com

# 656 COURTLANDT AVENUE

BRONX, NY

INTERIOR



## DEMOGRAPHICS

	0.5 MILES	0.75 MILES	1 MILE
POPULATION	48,798	108,387	189,922
NUMBER OF HOUSEHOLDS	19,120	41,963	73,212
AVERAGE HH INCOME	\$56,207	\$62,801	\$61,219
TOTAL HH EXPENDITURE	\$1.3 B	\$2.97 B	\$5.16 B
ANNUAL RETAIL EXPENDITURE	\$639.97 M	\$1.44 B	\$2.52
ANNUAL FAFH* EXPENDITURE	\$60.82 M	\$139.59 M	\$242.63 M

\* = FOOD AWAY FROM HOME

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## AREA MAP



## TRANSPORTATION



WALKABLE TO  
BX41, BX32, BX21,  
BX19, BX2 BUSES



3 MIN WALK TO  
149TH ST STATION  
(0.1 M)



11 MIN WALK TO  
METRO NORTH  
MELROSE STATION  
(0.8 MILES)



9 MIN DRIVE TO  
MAJOR DEEGAN  
(0.9 M)

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