

602 EAST FORDHAM ROAD

BRONX, NY 10458



LAND | FOR LEASE



PROPERTY DESCRIPTION

Prime Bronx Commercial Land Opportunity – 602 E. Fordham Rd, Bronx, NY

5400 SF Lot is Zoned C4-5D and allows a wide variety of commercial uses.

Close vicinity to Fordham University

Strategically located on East Fordham Road in the Bronx, this land parcel offers excellent potential for a parking lot, car rental facility, or other commercial use.

OFFERING SUMMARY

Lease Rate:	\$24 SF/yr (Gross)
Available SF:	5,400 SF
Lot Size:	5,400 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	3,032	11,788	65,918
Total Population	9,576	34,447	180,998
Average HH Income	\$55,482	\$54,150	\$56,687

PROPERTY HIGHLIGHTS

- BBL: 2-03078-0014
- ~ 5400 SF
- Busy E. Fordham Road Corridor
- Ideal for parking lot - rent-a-car operation

RAYMOND MORDEKHAI

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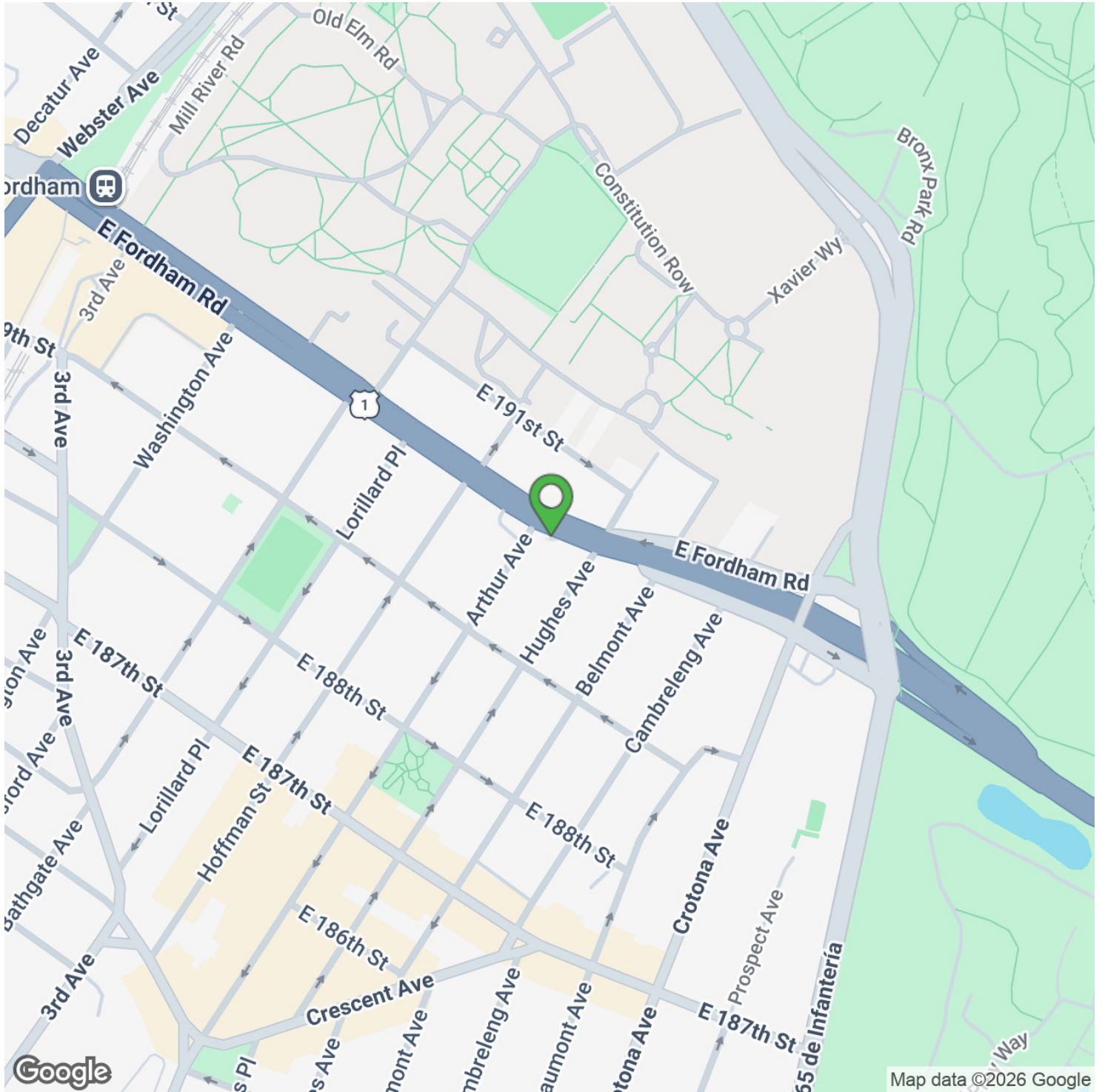
ADDITIONAL PHOTOS

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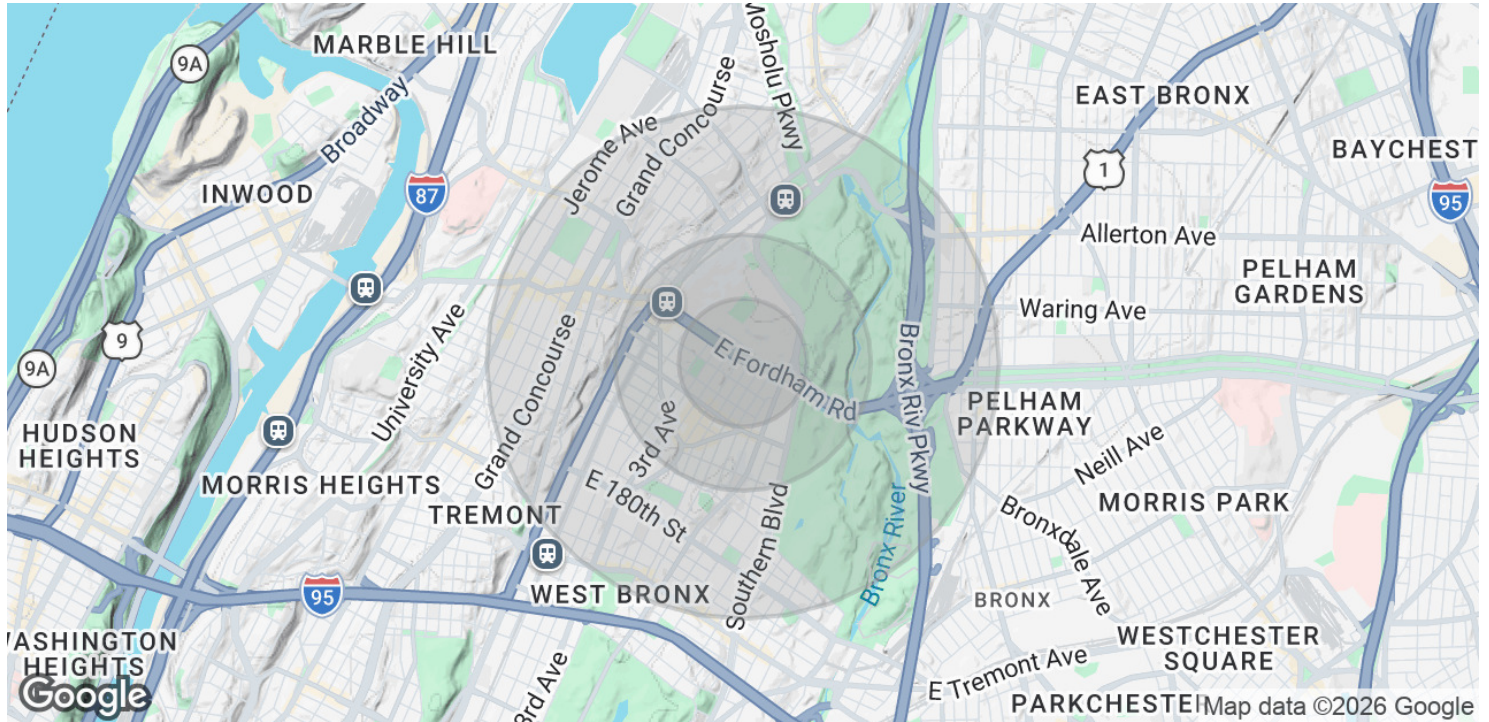
LOCATION MAP

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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	9,576	34,447	180,998
Average Age	26.4	29.2	33.9
Average Age (Male)	25.5	27.2	32.3
Average Age (Female)	29.2	31.7	35.2

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	3,032	11,788	65,918
# of Persons per HH	3.2	2.9	2.7
Average HH Income	\$55,482	\$54,150	\$56,687
Average House Value	\$0	\$117	\$168,092

2023 American Community Survey (ACS)

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DEMOGRAPHICS MAP & REPORT