

2500

BARKER AVENUE

ALLERTON, BRONX

Corner of Barker & Mace Avenues

COMMUNITY FACILITY FOR LEASE

APPROXIMATE SIZE

Second Floor: 9,328 SF
(Divisions Possible)

ASKING RENT

\$30 PSF

POSSESSION

Immediate

TERM

10-20 Years

COMMENTS

- Second floor available in a brand-new luxury development
- Elevator access directly to second floor
- Entrances on both Barker and Mace Avenues
- Steps from Bronx Park and Allerton Avenue Station

NEIGHBORS

Dunkin' • Key Food • Metro by T-Mobile • Service Q • Celestial Essentials • Hong Kong Restaurant • McDonald's • Bank of America • Golden Krust • Public School 96 • Classic Barbershop

TRANSPORTATION

2 5

Bx39

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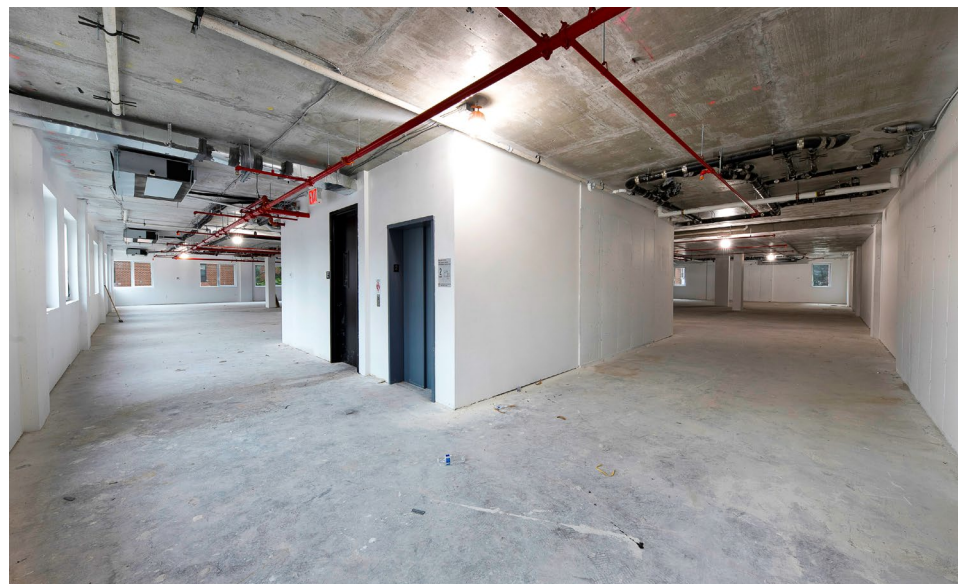
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RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.



INTERIOR

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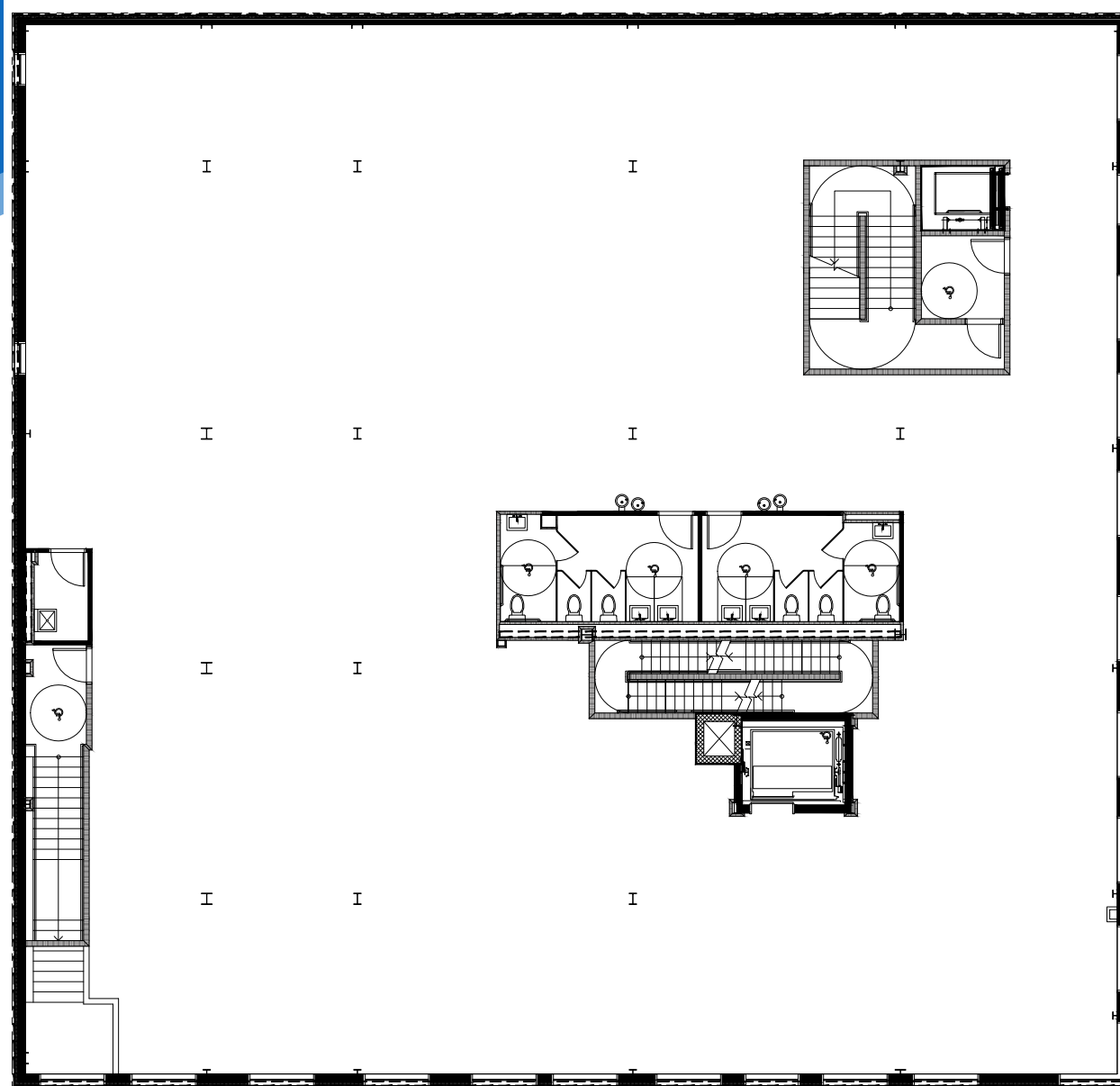


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2500 BARKER AVENUE
ALLERTON, BRONX | Corner of Barker and Mace Avenues

COMMUNITY FACILITY FOR LEASE

FLOOR PLAN | SECOND FLOOR



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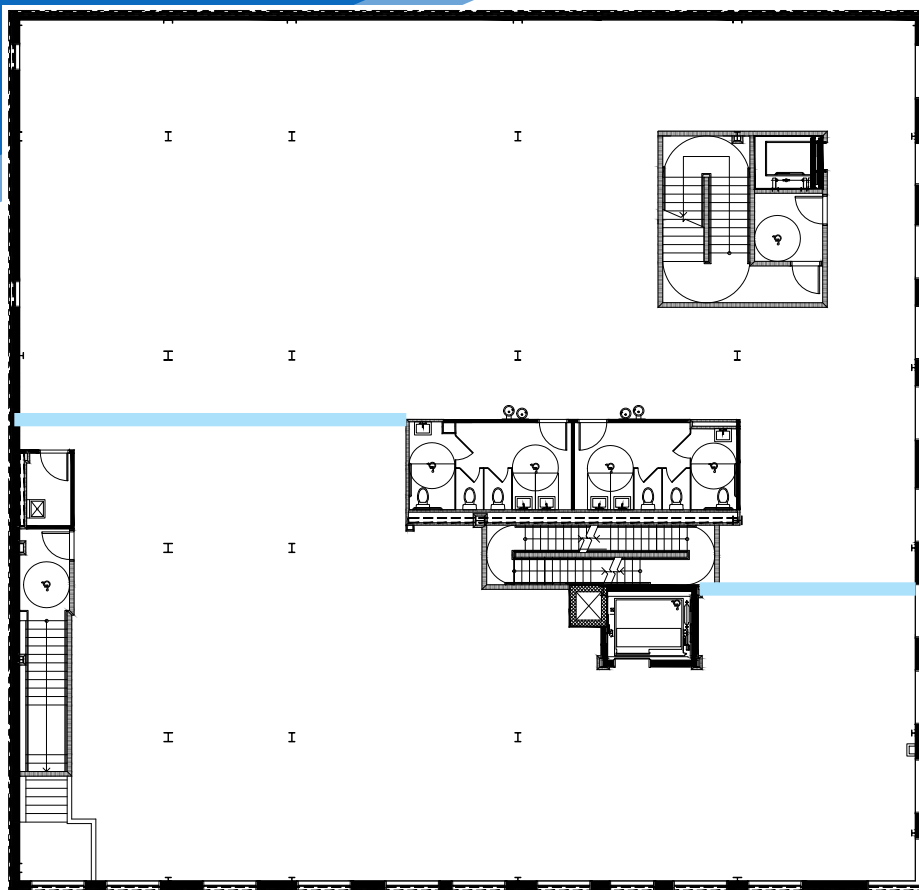
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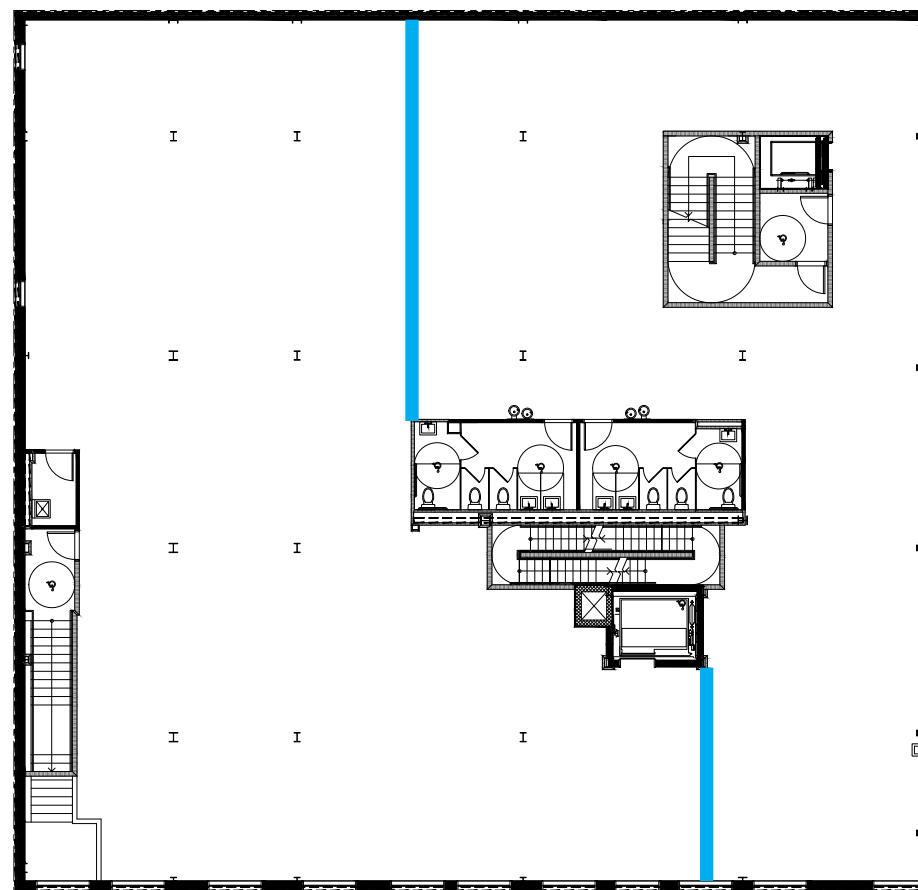
2500 BARKER AVENUE
ALLERTON, BRONX | Corner of Barker and Mace Avenues

COMMUNITY FACILITY FOR LEASE

SECOND FLOOR | PROPOSED DIVISIONS



OPTION 1



OPTION 2

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