

PRIME GROUND FLOOR RETAIL SPACE AVAILABLE FOR LEASE IN THE  
POE BUILDING ON GRAND CONCOURSE & FORDHAM RD IN THE BRONX  
2430 Grand Concourse, Bronx, NY 10458

FOR LEASE



#### Property Description

1,662 square feet of retail space, formerly NY Baby, available on the ground floor of the Poe Building located on Grand Concourse off of Fordham Road. Location is about one block from the Bronx Zoo and Fordham University, and is located off the Northeast corner of the Fordham section of the Neighborhood. Three minutes from Monroe College and Near Bronx Community College. Highly trafficked business and pedestrian area.

#### Property Information

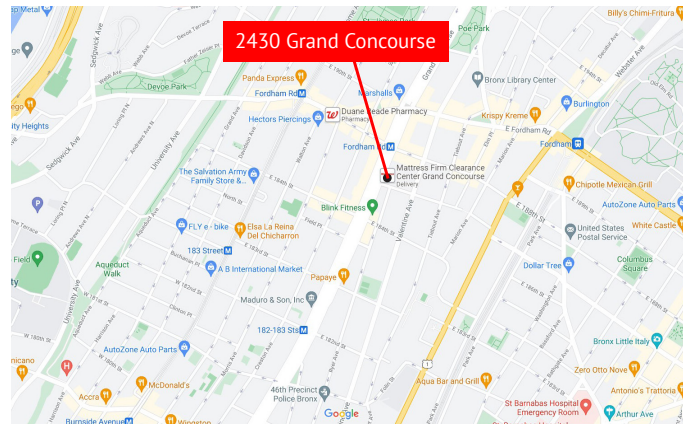
Address: 2430 Grand Concourse, Bronx, NY 10458  
AKA: 2426-42 Grand Concourse

Neighborhood: Fordham  
Size/SF: 1,662 GRSF/Ground Floor  
1,458 GUSF/Ground Floor

#### Transportation

Buses: Bx1, Bx2 bus stops are outside of the building  
Bx12 bus line is close by

Subway: 2 minute walk to the B, D, and #4 subway lines



RENT UPON REQUEST

#### EXCLUSIVE BROKERS

**KATHY ZAMECHANSKY**  
President & Broker  
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**LINDA BERK**  
Salesperson  
Linda@kzarealty.com  
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#### KZA REALTY GROUP INC.

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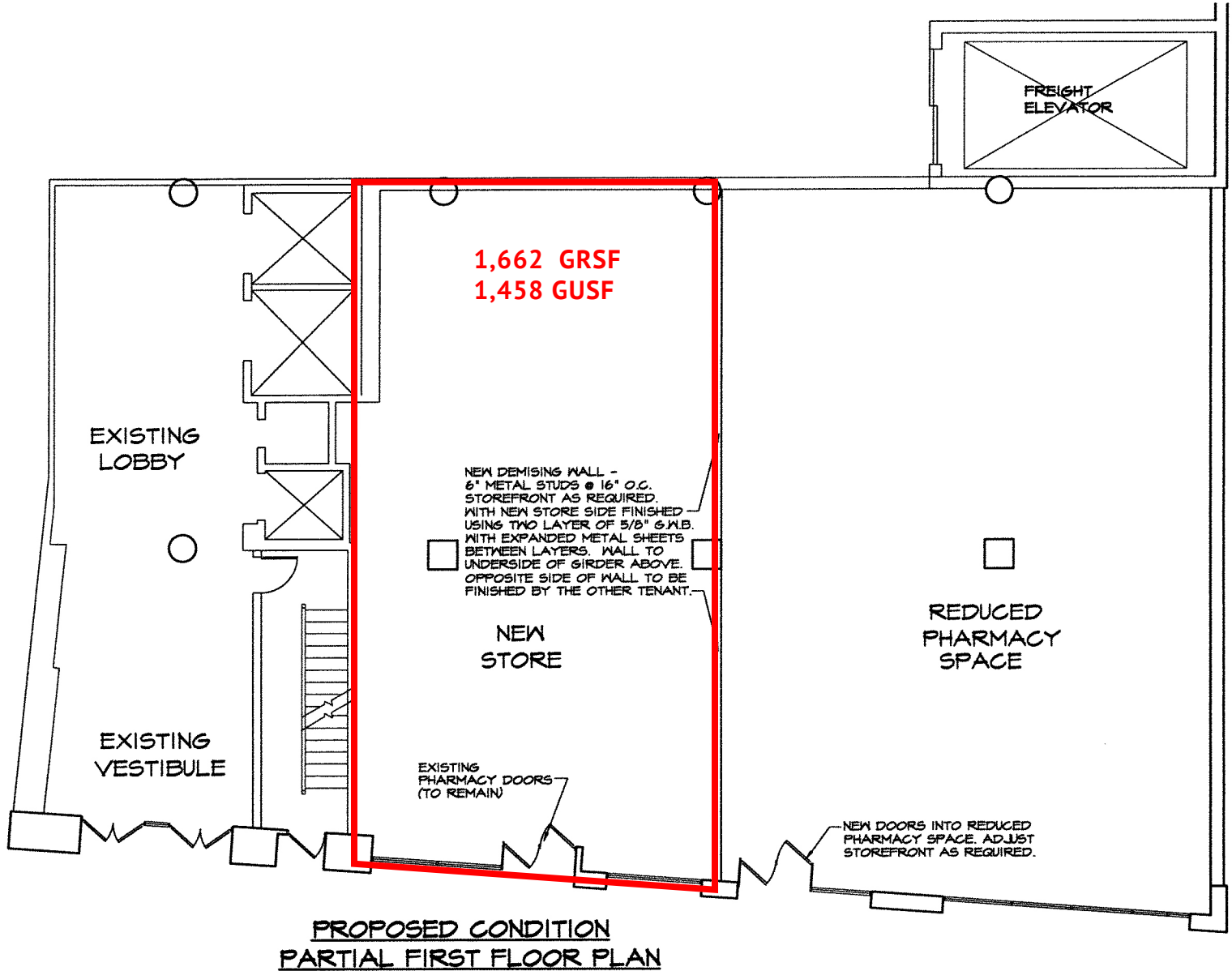
1200 Waters Place  
Suite M114  
Bronx, NY 10461



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FLOOR PLAN-GROUND FLOOR



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AERIAL



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