



# Concourse Plaza

Bronx, NY

New York-Newark-Jersey City (NY-NJ-PA)



**Robert Wachtler**

Leasing Representative

(516) 869-2654

[rwachtler@kimcorealty.com](mailto:rwachtler@kimcorealty.com)



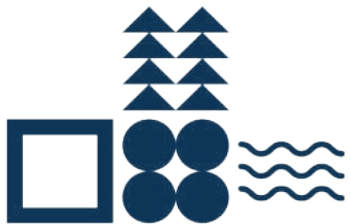




AERIAL

GROSS LEASABLE AREA (GLA)

313,937 SF



Robert Wachtler

Leasing Representative | (516) 869-2654 | rwachtler@kimcorealty.com







DENSITY AERIAL

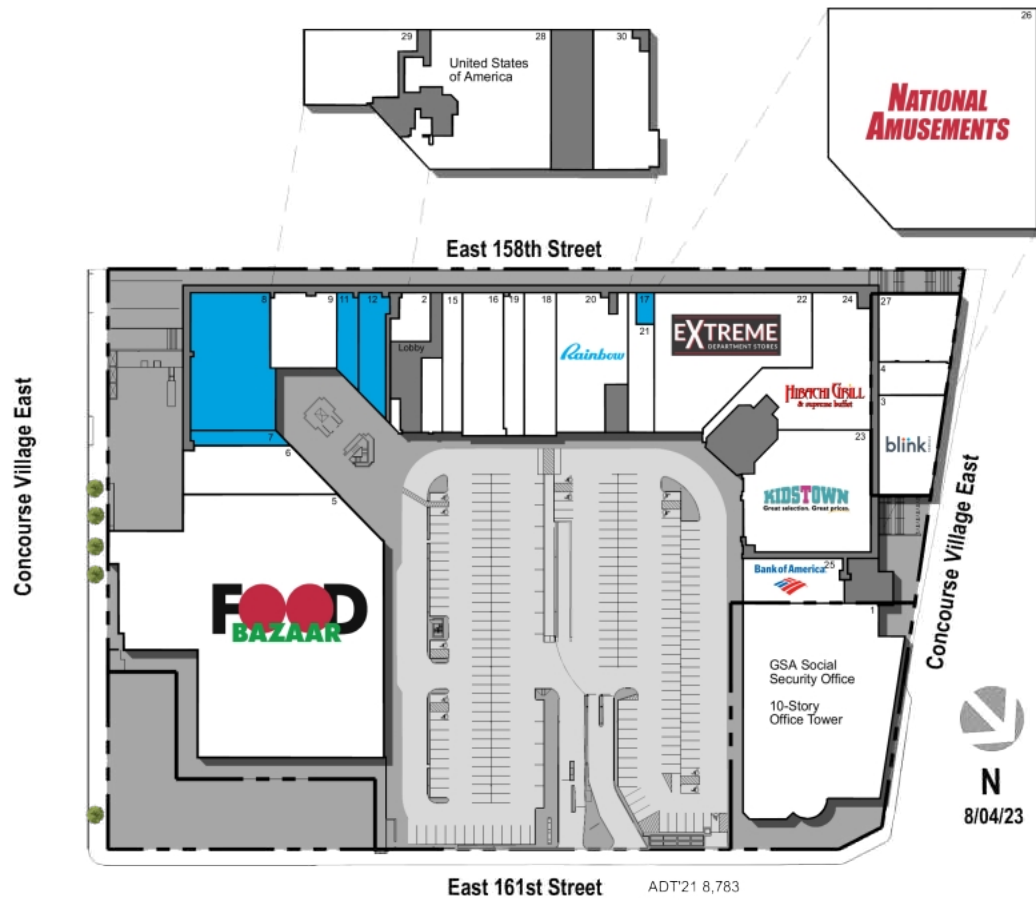
Robert Wachtler

Leasing Representative | (516) 869-2654 | [rwachtler@kimcorealty.com](mailto:rwachtler@kimcorealty.com)





Available



	TENANT	SQ FT
1	GSA-Social Security Office	34,617
2	American Stenographic	1,720
3	Blink Fitness	18,119
4	Domino's General Office	2,301
5	Food Bazaar-161	51,680
6	Hook & Reel	5,656
7	Available (Former Dental)	1,251
8	Available	10,173
9	Advanced Dermatology	5,927
11	Available	1,701
12	Available	2,700
13	Metro by T-Mobile	240
14	Santander Bank	1,200
15	Eye Express	2,483
16	Easy Pickins	5,264
17	Available	628
18	Popeye and Burger King	4,088
19	Domino's Pizza	2,000
20	Rainbow Shops	7,758
21	Victoria's Nail Bar	2,764
22	Extreme Department Store, LLC	15,003
23	Kidstown	13,111
24	Hibachi Grill & Supreme Buffet	9,596
25	Bank of America	5,385
26	National Amusements	58,860
27	The Children's Law Center	12,036
28	United States of America	17,138
29	The City of New York	8,072
30	The Bronx Defenders	11,226

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

Robert Wachtler

Leasing Representative | (516) 869-2654 | rwachtler@kimcorealty.com

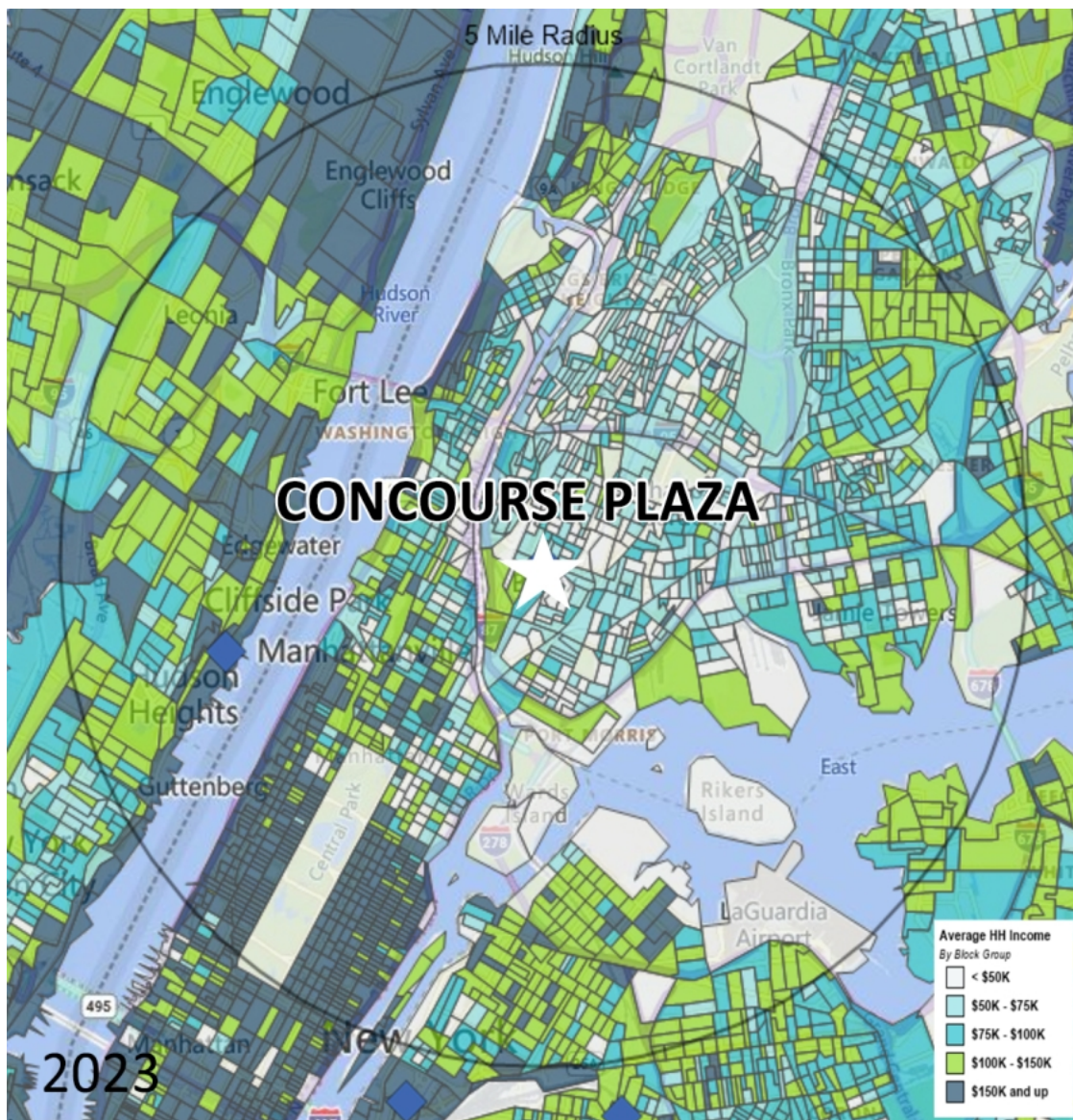






COMPETITION MAP





by Block Group

## Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	226,124	1,312,799	2,638,303
Daytime Pop	201,190	1,291,559	2,616,390
Households	81,911	486,712	1,049,683
Average HH Income	\$58,656	\$78,332	\$122,060
Median HH Income	\$39,780	\$49,211	\$70,356
Per Capita Income	\$21,748	\$30,129	\$49,583

## Average Household Income

Popstats, 4Q 2023, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



# Concourse Plaza

E. 161st St. & Morris Ave., Bronx, NY



**Robert Wachtler**

Leasing Representative

(516) 869-2654

[rwachtler@kimcorealty.com](mailto:rwachtler@kimcorealty.com)