

# 40 West 116<sup>th</sup> Street

PRIME HARLEM RETAIL SPACE FOR LEASE



## LOCATION

116<sup>th</sup> Street between 5<sup>th</sup> Avenue and Lenox Avenue

## SIZE

Approximately 3,900 square feet

## FRONTAGE

Approximately 28 feet of frontage along 116<sup>th</sup> Street

**AVAILABILITY:** TBD

**RENT:** Upon Request

## TRANSPORTATION

### SUBWAY



**116<sup>th</sup> Street Station:** 5,066,069 annual riders (8 minute walk)



**116<sup>th</sup> Street Station:** 3,729,434 annual riders (2 minute walk)

**Central Park North – 110<sup>th</sup> Street Lenox Ave Station:** 2,963,206 annual riders (7 minute walk)

**Christina Warner**  
**Joseph Milone**

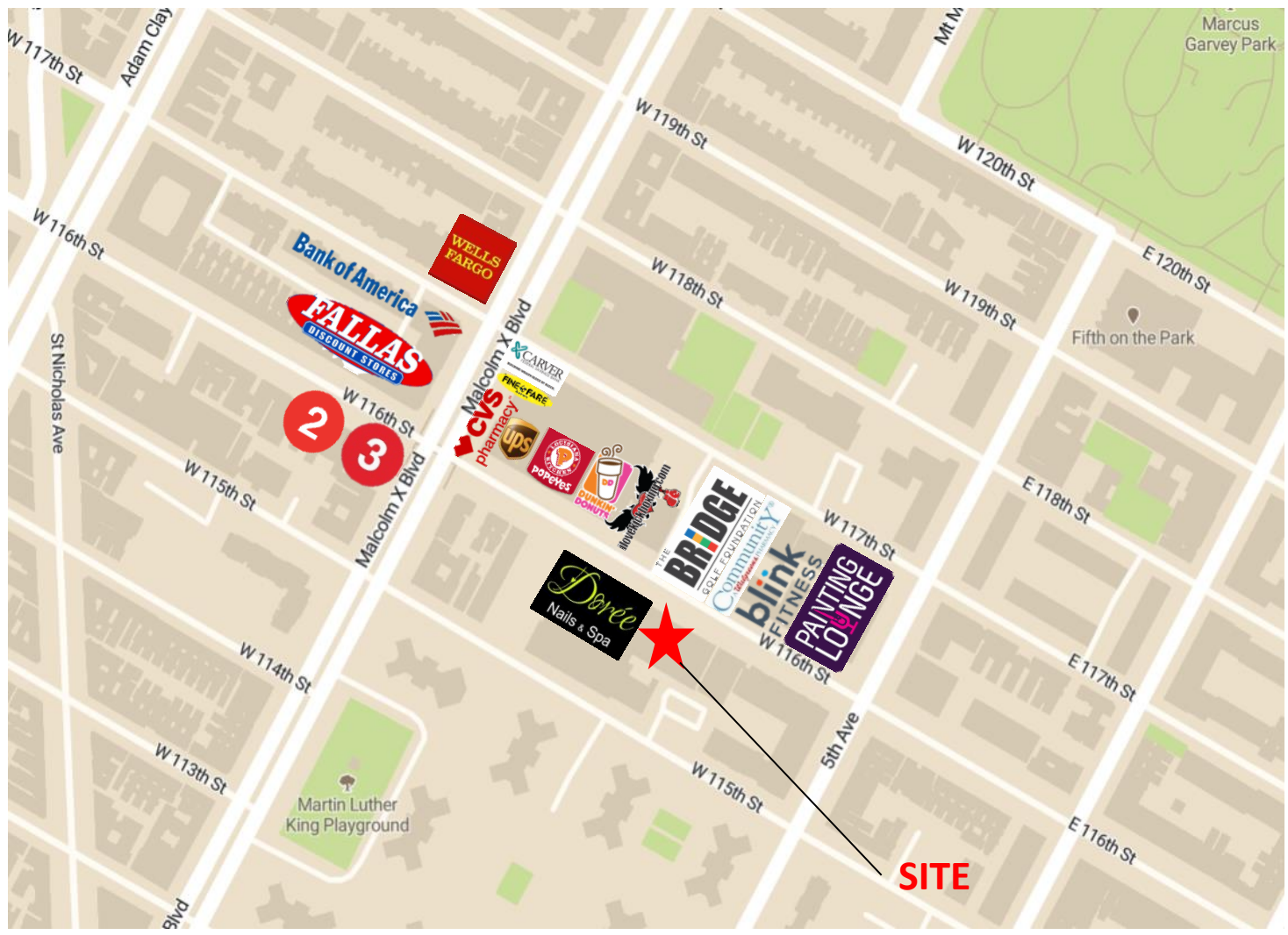
917.647.1966

914.497.1087

[cwarner@lmdevpartners.com](mailto:cwarner@lmdevpartners.com)

[jmilone@lmdevpartners.com](mailto:jmilone@lmdevpartners.com)





### ¼ Mile Demographics:

- Population – 19,387
- Average Household Income – \$71,124
- Median Age – 36.3
- Average Household Size – 2.38

### Average Daily Automobile Traffic

- 12,300 vehicles on West 116<sup>th</sup> Street between Malcolm X Blvd and 5<sup>th</sup> Ave daily
- 18,752 vehicles on 5<sup>th</sup> Avenue by West 116<sup>th</sup> Street daily
- 20,239 vehicles on Malcolm X Blvd by West 116<sup>th</sup> Street daily

# Ground Floor Plans

