

# Bronx Retail Opportunity

## St. Barnabas Development



Join the St. Barnabas Wellness Care Project – home to over 300 residential units and the new St. Barnabas health center, a mind-body wellness center with fitness space, and a teaching kitchen with fresh produce. This development is focused around healthy living, with an outdoor plaza designed for residents to practice stress reduction activities including a walking path, a yoga pavilion, and a multiuse area for meditation and Tai Chi.

**LOCATION:** Directly across from St. Barnabas Hospital on Third Avenue between 182<sup>nd</sup> and 183<sup>rd</sup> Streets

**SIZE:** Approximately 2,700 contiguous SF

**NEIGHBORS:** Pharmacy, Restaurant/Café, Daycare Center, St. Barnabas Hospital, St. Barnabas Ambulatory Care Center, BronxWorks Social Services Office

**Nearby Attractions:** Fordham University, Arthur Avenue eateries, Bronx Zoo, New York Botanical Garden

**RENT:** Please Call

DEMOGRAPHICS	0.25 mile	0.5 mile
Resident Population	11,713	64,384
Daytime Population	13,502	61,060
Average Household Income	\$36,190	\$37,905
Median Age	28.6	29.6
Average Household Size	3.07	2.94

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**1,855 SF  
AT  
LEASE**

**1,291 SF AT LEASE**

**826 SF  
AVAILABLE**

**1,851 SF  
AVAILABLE**

**RESIDENTIAL  
LOBBY**

**3<sup>rd</sup> Avenue**

