



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



3260 BOSTON ROAD

BRONX, NY 10469

Prime Retail on Boston Road

Existing 4,600 Sq. Ft. Building
on a 27,500 Sq. Ft. Lot

Type
Retail / Land



SQUARE FOOT

27,500_{RSF}



CLEAR HEIGHT

14'



ZONING

C8-1, R5



PARCEL ID

4615

BLOCK



23

LOT

PRICE

Upon Request

718-784-8282 / PINNACLERENY.COM

All information is from sources deemed reliable and is submitted subject to errors, omission, changes of price or other conditions, prior sale, rent and withdrawal without notice.

PICTURES



Property Overview

Pinnacle Realty of New York LLC has been retained on an exclusive basis for the leasing of 3260 Boston Road, Bronx. Located in the heart of Williamsbridge fronting Boston Road, Yate Avenue & Hering Avenue. This unique corner was a former diner/QSR restaurant consisting of a 4,600 sq. ft. Building with a full basement on a 27,500 sq. ft. total plot area providing ample parking.

The property is in a C8-1/R5 zoning with a commercial FAR of 2.4 which is zoned for an array of retail uses allowing restaurants, car service/rental centers, showrooms, warehousing etc. The site has 200 feet of frontage on Boston Road with street-to-street access ideally positioning itself for a drive-thru operation or retail uses with approximately 40 plus parking spaces.

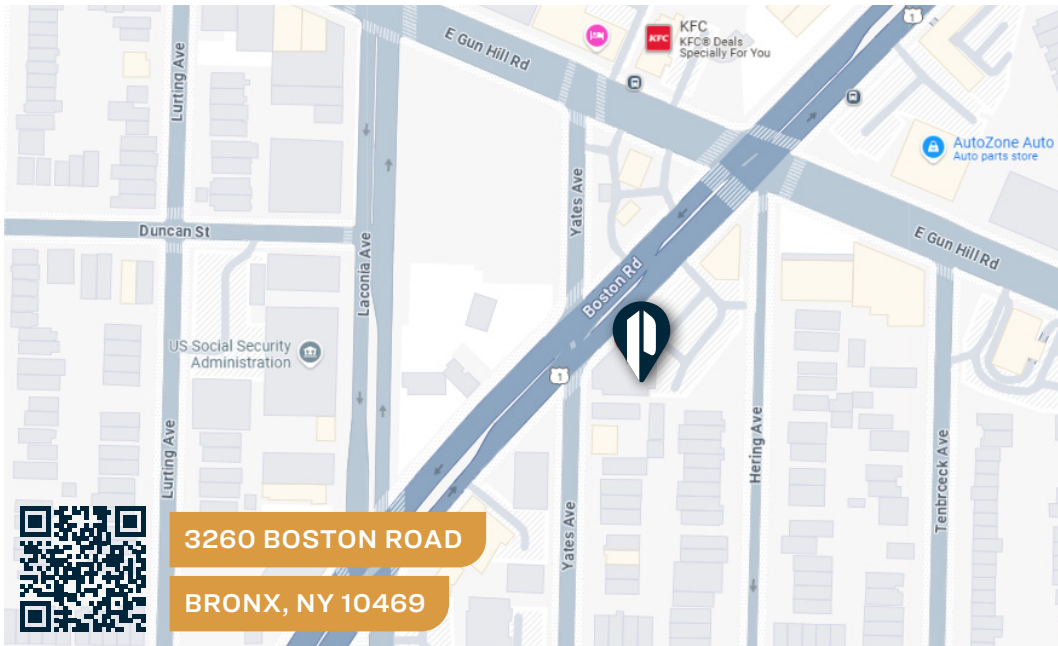
The neighborhood has 150,000 plus residents, a densely populated market with easy bus service and walking distance from the Gun Hill Road #5 Subway.

Features

- **Total Lot Size:** 27,500 Sq. Ft.
- **Total Building Size:** 4,600 Sq. Ft.
- **Basement Size:** 4,600 Sq. Ft.
- Existing Restaurant with Parking
- 200' Frontage on Boston Road
- Prime Williamsbridge

Ideal For

- Restaurants/QSR
- Retail/Parking
- Auto Rentals
- Showroom & More!



3260 BOSTON ROAD

BRONX, NY 10469

TRANSPORTATION

5

GUN HILL ROAD



HUTCHINGSON PKWY

BRONX RIVER PKWY

NEW ENGLAND THRUWAY



BX 28, BX38:
EAST GUN HILL RD/BOSTON RD



**PINNACLE
REALTY**
OF NEW YORK, LLC

34-07 Steinway Street, Suite 202
Long Island City, NY 11101
718-784-8282
pinnaclereny.com

FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



ARIEL CASTELLANOS

Associate Broker
acastellanos@pinnaclereny.com
718-371-6412



FEDERICO MAZZEO

Salesperson
fmazzeo@pinnaclereny.com
718-371-6424



MATTHEW LOURENCO

Salesperson
mlourenco@pinnaclereny.com
347-218-8808