

# 1185 RIVER AVENUE BRONX, NEW YORK

## ADDITIONAL INFORMATION

- Brand new 267 unit residential and retail mixed-use
- 3 blocks from Yankee Stadium
- Direct access to Bx35 and #4 train
- .5 mile to I-87

**37,600 RSF  
AVAILABLE**

**RENTAL RATE  
UPON REQUEST**

**1 MINUTE TO  
167TH ST  
SUBWAY AND  
BX35 BUS**

**TCO  
Q4 2026**

**FIRST FLOOR - 18,850 RSF**

**ADDITIONAL  
2,750 RSF CAN BE  
MADE AVAILABLE**

**LOWER LEVEL - 16,000 RSF**

### CONTACT EXCLUSIVE AGENTS:

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**RM FRIEDLAND**  
COMMERCIAL REAL ESTATE SERVICES

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# 1185 RIVER AVENUE BRONX, NEW YORK

## 37,600 RSF FOR LEASE



### DEMOGRAPHICS

Population	21,199	80,427	230,017
Number of Households	6,934	26,934	78,322
Average HH Income	\$60,024	\$52,229	\$57,092
Annual HH Expenditure	\$341.89 M	\$1.19 B	\$3.72 B
Annual Non-Retail Expenditure	\$182.91 M	\$637.54 M	\$1.99 B

.25 MILE

.5 MILE

1 MILE



1 miles  
Major Deegan Expy



1 minute to  
167th Street Subway  
(4 train)



1 minute to  
167 Street Bus  
Bx35

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