

# \*\*PRESS RELEASE\*\*

OCTOBER 2019

## ROYAL PROPERTIES NAMED EXCLUSIVE BROKER FOR TWO BRONX PROPERTIES



**Royal Properties, Inc.** is pleased to announce that they have been named the exclusive leasing agent for two properties in the **Bronx, New York**.

**3044 Third Avenue, Bronx NY:** Located at The Orion, a 9-Story, 61-unit residential building. This property was built in 2006 and is steps from several bus stops and subway stations. Co-tenants include Subway and Kennedy Fried Chicken. There is currently 1,215 square feet and 1,715 square feet available for lease.

**837 Washington Avenue, Bronx, NY:** Located on the corner of Third Avenue & 159<sup>th</sup> Street at The Aurora, an 8-Story, 91-unit residential building. This property was built in 2008 and is situated directly across from NYPD 42<sup>nd</sup> Precinct. Join co-tenant, Cinco de Mayo Restaurant, in the available 8,016 square foot end cap space at the intersection of Washington Avenue, Third Avenue, and 159th Street.

Both properties are in close proximity of each other in "The Hub" shopping center district, are within walking distance to several bus stops and subway stations and benefit from the NYC ICIP Tax Abatement Program. Neighboring retailers include Aldi, Foodtown, Forman Mills, Rite Aid, Dunkin' Donuts, Domino's, Petland, GNC, Burlington, Marshalls, T-Mobile, Planet Fitness, Foot Locker, Michael's, McDonald's, Bank of America, GameStop and many more.

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Royal Properties, Inc. is a retail brokerage and consulting company specializing in the placement of retailers throughout New York, New Jersey & Connecticut. To learn more about Royal Properties, Inc., please call 914-237-3400 or visit our website at [www.royalpropertiesinc.com](http://www.royalpropertiesinc.com).



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