



## **EPIC Commercial Realty retained to exclusively sell mixed-use property in Bronx's Concourse Village; Tzaidi, Elya, and Ukah are brokers**

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Ido Tzaidi,  
EPIC Commercial Realty

Sasi Elya,  
EPIC Commercial Realty

Emmanuel Ukah,

Bronx, NY EPIC Commercial Realty has been retained on an exclusive basis to broker the sale of 288 East 169th St., a brand-new mixed-use building in Concourse Village.

288 East 169th St. is a 4-story mixed-use building that was newly constructed. Consisting of 8,875 s/f, the building is projected to generate \$292,800 per year with the seven residential units and the ground floor retail. According to EPIC Commercial Realty's president, Ido Tzaidi, "The property presents a great opportunity for steady income with an attractive yield." The property is within walking distance from the 167th St. [D] train station.

Concourse Village is in the western area of the South Bronx. With the Bronx Courthouse, the Bronx Museum of the Arts, and Yankee Stadium, Concourse serves as a civic center of the Bronx. Although this neighborhood is mostly residential, there are major parks in almost every corner. Accessibility allows for a modest commute to not only downtown, but several highlights and attractions through the nearby train lines [D, B, 4].

288 East 169th St. is being listed at \$3.4 million by EPIC Commercial Realty's Tzaidi, Sasi Elya, and Emmanuel Ukah.