

BOYCE THOMPSON CENTER

1086 N BROADWAY

YONKERS, NY



menga

FLOOR PLANS

**BOYCE
THOMPSON
CENTER**
1086 N BROADWAY

GROUND FLOOR

Approximately 5,605 SF

STORAGE

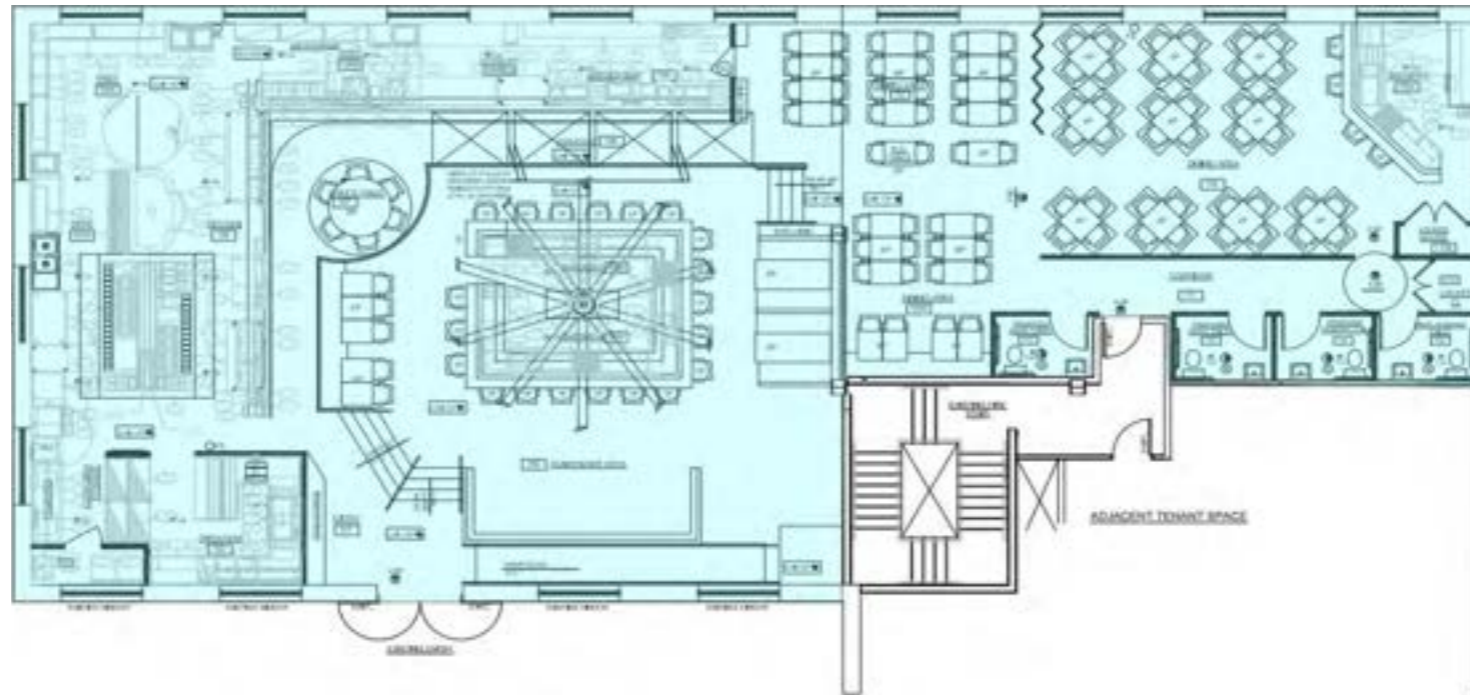
Approximately 1,512 SF

CEILING HEIGHTS

Approximately 20+ FT

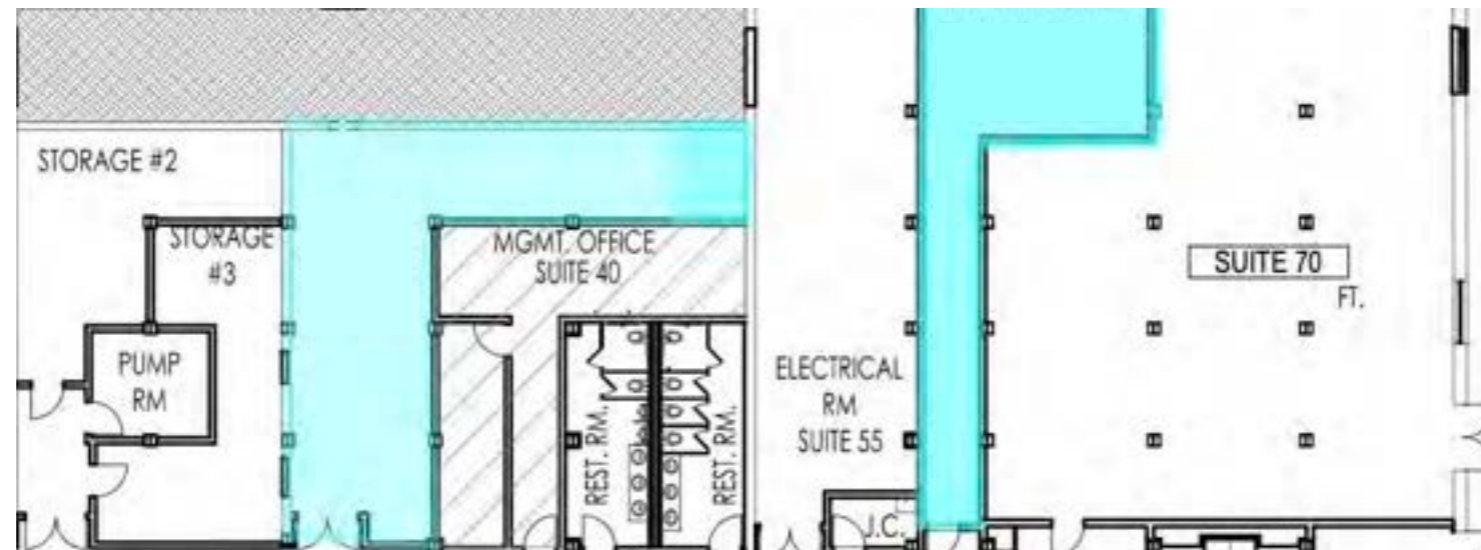
POSSESSION

Arranged



GROUND FLOOR

STORAGE



HIGHLIGHTS

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1086 N BROADWAY

Currently Fortina
(restaurant still operating –
please be discreet).

Existing restaurant
infrastructure in place including
venting for cooking,
HVAC, ADA compliant
entrance and bathrooms.

Located close to numerous
medical offices and across from
St. John’s Riverside Hospital.

Extensive on-site parking
available.

Double-height ceiling
throughout most of the space,
exposed brick, tons of
windows, skylights, polished
concrete floors.

All uses considered – targeting
restaurants, breweries and
experiential users.

Division considered.



GORGEOUS 2ND GENERATION RESTAURANT SPACE FOR LEASE



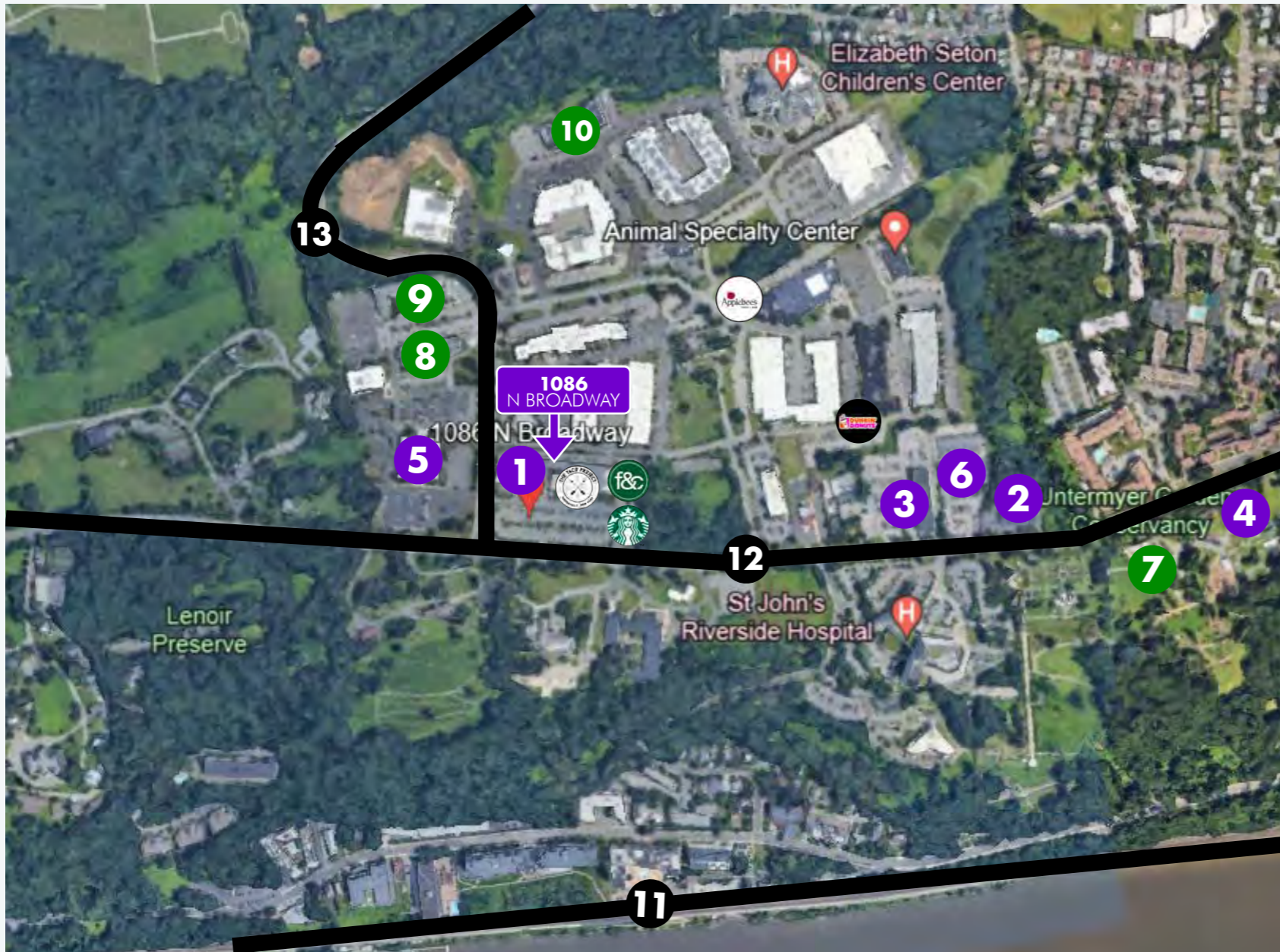
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MAP

**BOYCE
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1086 N BROADWAY



NORTH YONKERS MEDICAL MILE

- 1. 1088 N BROADWAY - ST. JOHNS RIVERSIDE HOSPITAL**
- 2. 944 N BROADWAY - NORTHWAY MEDICAL CENTER**
- 3. 984 N BROADWAY - MEDICAL OFFICE BUILDING**
- 4. 917 N BROADWAY - MEDICAL OFFICE BUILDING**
- 5. ONE EXECUTIVE BLVD - MEDICAL REDEVELOPMENT**
- 6. 970 N BROADWAY - RIVERHILL RADIATION ONCOLOGY**

HOSPITALITY & RECREATION

- 7. 945 N BROADWAY - UNTERMYER GARDENS**
- 8. COURTYARD BY MARRIOTT**
- 9. RESIDENCE INN BY MARRIOTT**
- 10. HAMPTON INN & SUITES YONKERS**

TRANSPORTATION

- 11. METRO NORTH RAILROAD GREYSTONE**
- 12. NORTH BROADWAY**
- 13. EXECUTIVE BLVD**

Highlights:

More than 330+ hotels rooms in the immediate area.

The North Yonkers Medical Mile consists of 879,426 SF of medical offices and hospitals.

Nearby Tenants: Starbucks, The Taco Project, Dunkin' Donuts, Fresh & Co, Applebee's, and Enbu Asian Fusion

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