

10516 Old Katy Rd Houston, TX 77043 NE Corner of Lumpkin Rd & Katy Frwy

LEASING INFORMATION

Kate Davis

☐ 713.659.3131, ext. 111



HIGHLIGHTS

- Inside Beltway 8 on I-10
- I-10 frontage with excellent ingress and egress from freeway
- Close to Memorial City Mall and City Centre (<1 mile)
- Anchored by Hobby Lobby, Home Depot & Bel Furniture

SIZE

- Shopping Center & Pads: 201,631 SF
- Land: 14 acres

TRAFFIC

• 275,048 VPD on I-10 at Beltway 8





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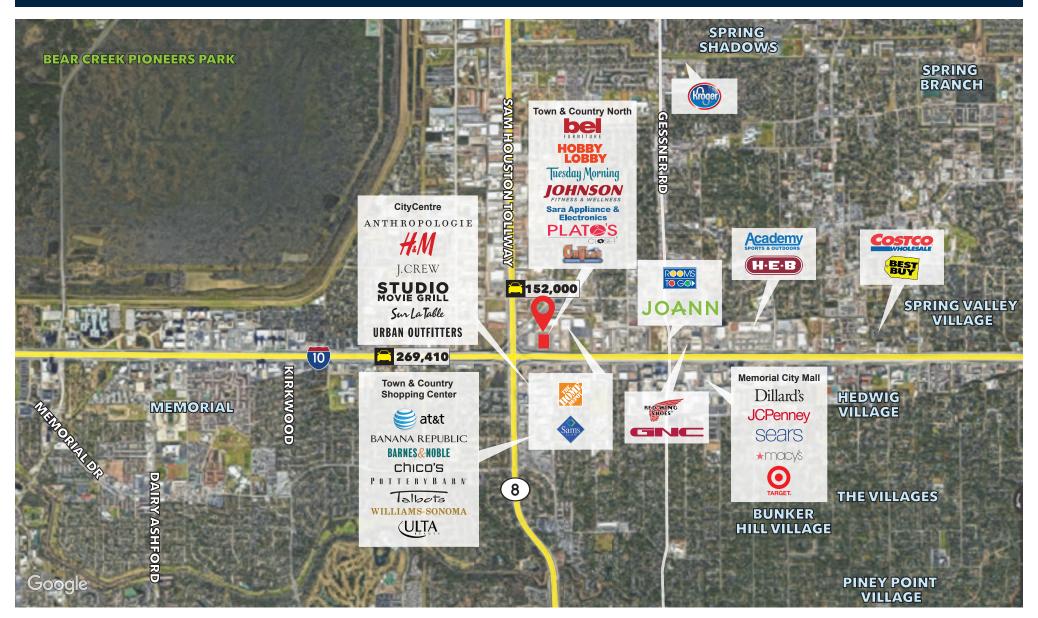
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	RADIUS	1 MILE		2 MILE		5 MILE	
ÅÅ	Population						
† †	2025 Projection	15,596		59,003		367,360	
	2020 Estimate	14,679		56,664		355,579	
	2010 Census	10,783		48,762		323,177	
	Growth 2020 - 2025	6.25%		4.13%		3.31%	
	Growth 2010 - 2020	36.13%		16.21%		10.03%	
ŤŤ	2020 Population by Age						
ΨII	Median Age	36.60		37.00		35.60	
	Average Age	37.20		37.60		36.50	
c i	2020 Population by Occupation						
	Civilian Employed	7,665	67.00%	28,639	64.72%	185,143	66.95%
	Civilian Unemployed	220	1.92%	928	2.10%	6,205	2.24%
	Civilian Non-Labor Force	3,556	31.08%	14,676	33.17%	85,170	30.80%
\$ 1	2020 Population by Education	n					
<u> </u>	Some High School, No Diploma	a 1,476	13.84%	5,740	14.21%	37,010	14.40%
	High School Grad (Incl Equivale	ency) 1,757	16.48%	5,680	14.06%	43,512	16.93%
	Some College, No Degree	2,025	18.99%	7,357	18.21%	54,539	21.22%
	Associate Degree	1,002	9.40%	2,995	7.41%	17,995	7.00%
	Bachelor Degree	2,611	24.49%	10,950	27.10%	64,563	25.12%
	Advanced Degree	1,790	16.79%	7,678	19.00%	39,397	15.33%
令	Households						
	Growth 2020 - 2025	5.76%		3.86%		2.97%	
	Growth 2010 - 2020	30.67%		14.04%		7.66%	
(Income						
9	2020 Avg Household Income	\$121,567		\$121,150		\$96,958	
	2020 Med Household Income	\$82,880		\$82,750		\$60,830	

DEMOGRAPHICS

TRADE AREA BY **BLOCK GROUPS**











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SITE PLAN

- **AVAILABLE**
- **LEASE PENDING**
- **■** EXECUTED

AVAILABLE SQ FT

- 2,500 SF
- 7,500 SF
- 12,000 SF

TENANT / SQ FT

- 1. Bel Furniture / 33,500
- 2. Chula's Cantina / 7,770
- 3. Eclat / 14,310
- 4. Eclat/ 2,500
- 5. Eclat / 21,000
- 6. Hobby Lobby / 52,500
- 7. Paul Mitchell School / 15,346
- 8. Plato's Closet / 2,500
- 9. Sara International / 12,705
- 10. Stars Gymnastics / 20,000

TOTAL GLA

- Building: 201,631 SF
- Land: 14 Acres