

# 4950 TERMINAL STREET

4950 Terminal Street | Bellaire, Texas 77041



## Building Features

- 25,000 SF Retail Building
- On the Hard Corner of 610 and 59 Feeder
- Walking distance to Memorial Hermann Orthopedic & Spine Hospital
- Building Signage Opportunity
- Conveniently located between the Galleria, Bellaire, & West U
- Availabilities from 3,500-10,017 SF
- No Medical Restrictions
- Turn Key Delivery



# Premier Location

## Healthcare

**57%**

Private Insurance

**9k**

Healthcare Spending

**79%**

Doctor Visits in 2023

## Economics

**36**

Median Age

**138k**

Per Household Income

## Employment

**14%**

Service Employment

**14%**

Blue Collar Employment

**73%**

White Collar Employment

## Population

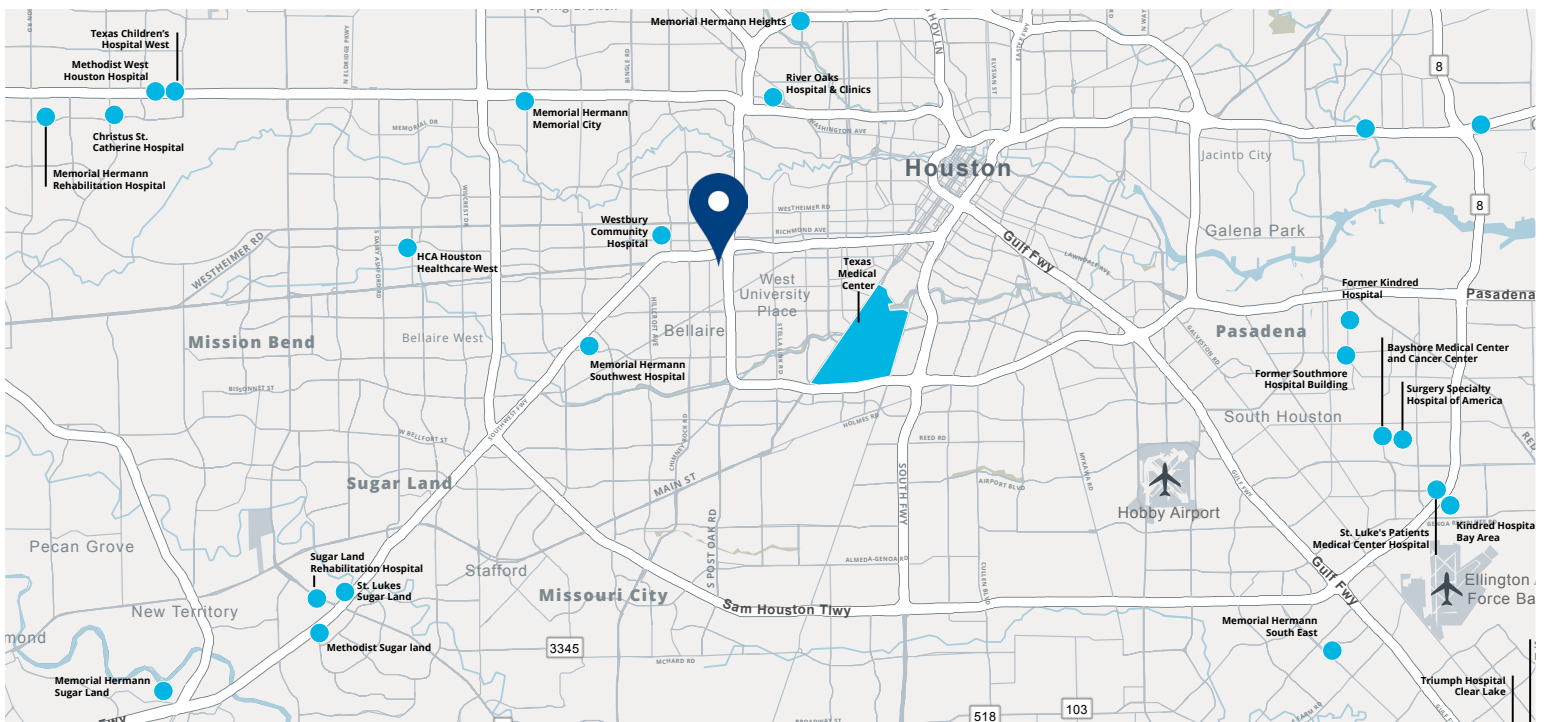
**535k**

Total Population

**870k**

Total Daytime Population

\*Demographics is within 5 miles of the property



## Leasing Information:

**Christian Connell**

713.231.1588

Christian.Connell@transwestern.com

**Justin Brasell**

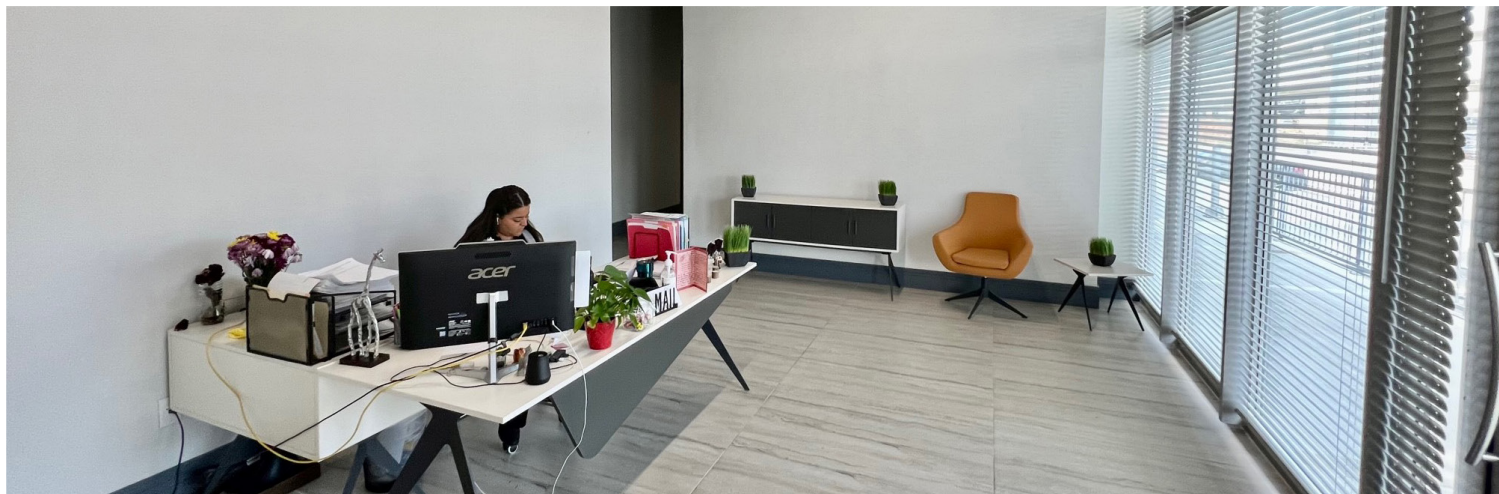
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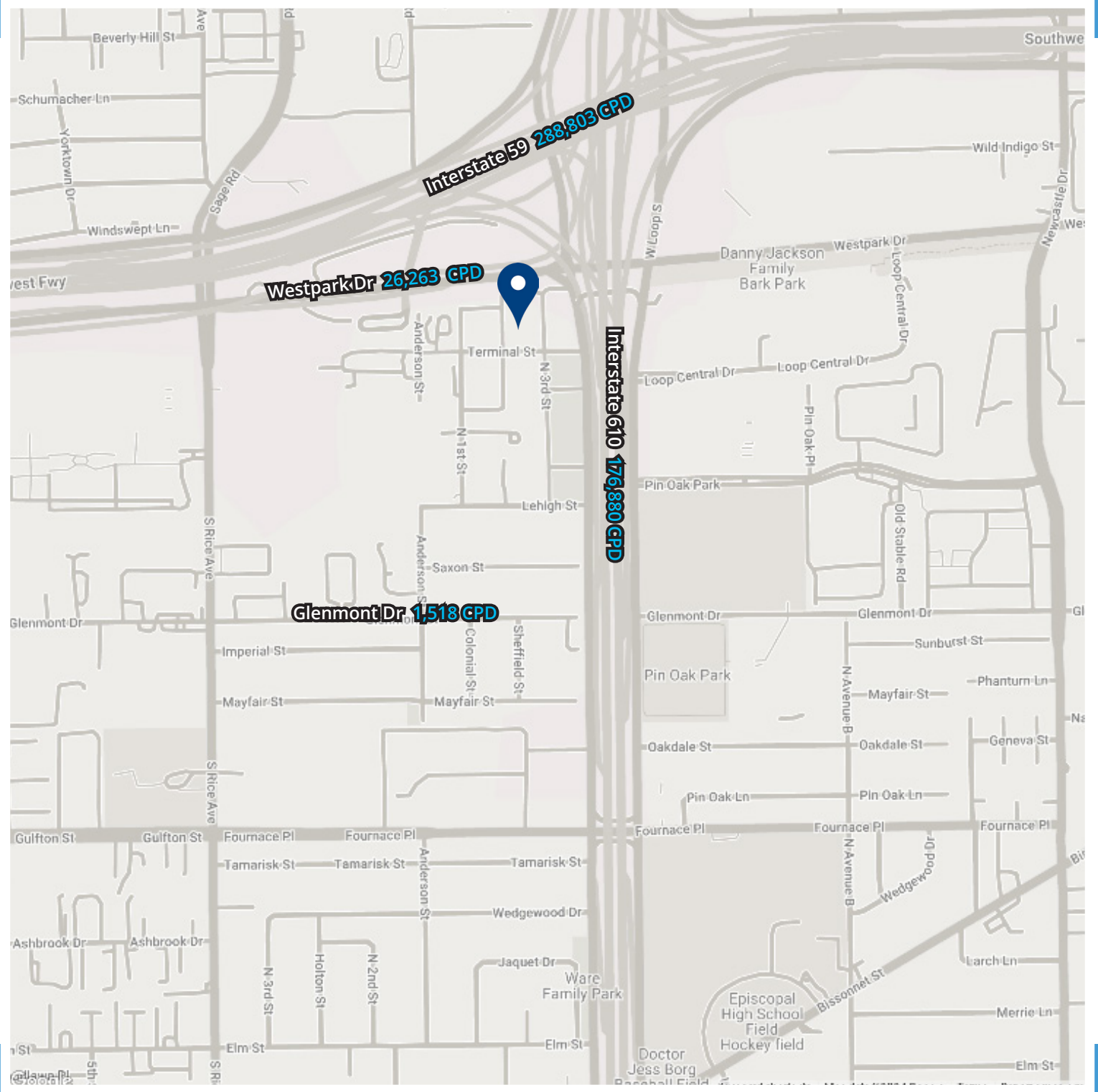
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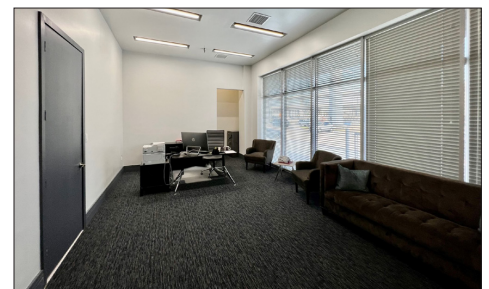
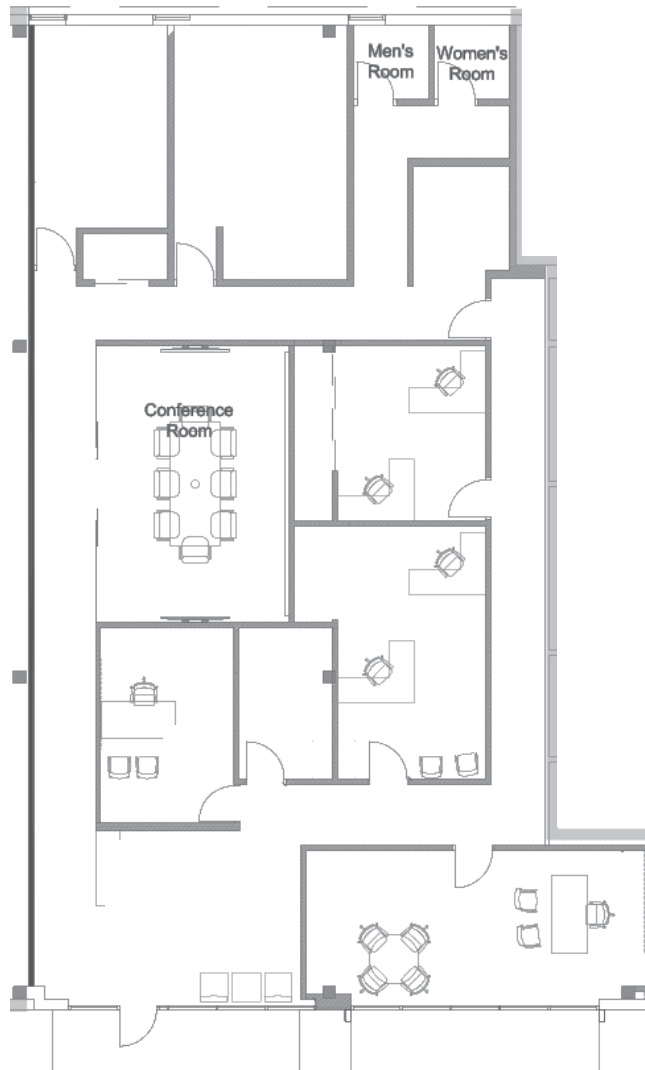
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## Space 1 3,500 SF



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## Floor Plate

3,500 - 6,517 SF



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