

# FOR LEASE | FORMER SPECIALTY GROCERY

BAYBROOK VILLAGE - WEBSTER, TX

1519 W. Bay Area Blvd, Webster, TX 77598



## PROPERTY HIGHLIGHTS

- Former The Fresh Market Space Available for Assignment or Sublease
- Located in the Baybrook Village Power Center across the street from the super regional Baybrook Mall (1.24M SF of Retail)
- Strong trade area with numerous national retailers in the vicinity and over 145,000 VPD passing on nearby I-45

## SPACE DETAILS

Size: 23,757 SF  
 +Mezzanine (Additional) 2,711 SF  
 Frontage: 109 Feet  
 Lease Expiration: 5/31/2024  
 Options: 6 x 5 Years

## TRAFFIC COUNTS

47,500 VPD on W. Bay Area Blvd.

## DEMOGRAPHICS

	1 MILE	2 MILE	3 MILE
<b>POPULATION</b>			
	4,086	40,391	79,397
<b>HOUSEHOLDS</b>			
	1,886	16,508	33,232
<b>AVERAGE HOUSEHOLD INCOME</b>			
	\$79,237	\$80,985	\$81,496

Source: Applied Geographic Solutions (2016 Estimates)

## JOIN THESE CO-TENANTS



**JACK BARSON**

jack@terrannational.com  
 (216) 912-5810  
 29225 Chagrin Blvd. Suite 360  
 Pepper Pike, OH 44122



www.terrannational.com

**MATT TABLOFF**

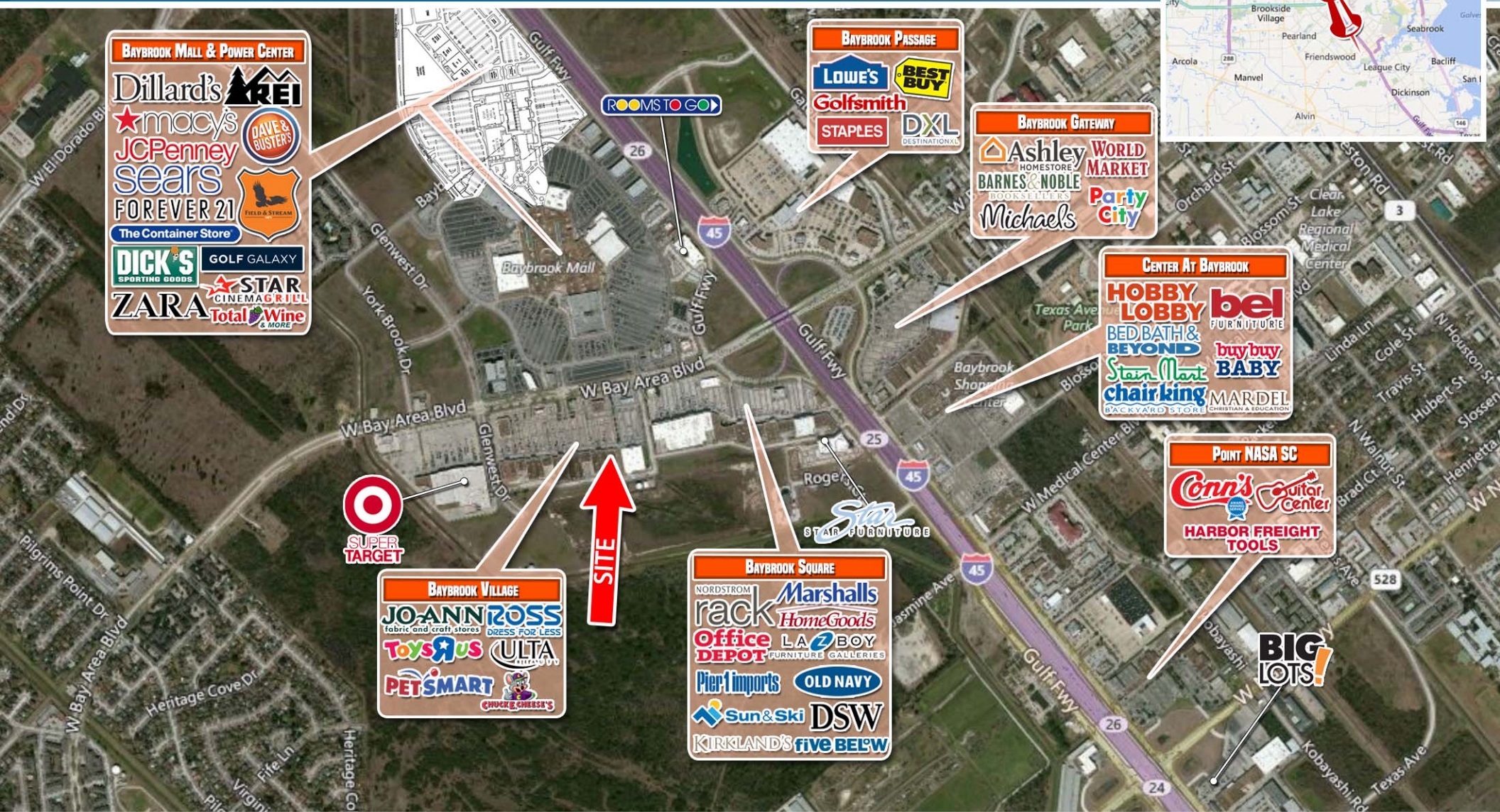
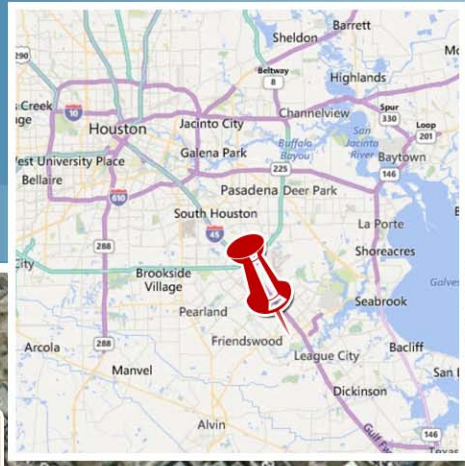
mtabloff@hilcoglobal.com  
 (847) 849-2983  
 5 Revere Dr Suite 320  
 Northbrook, IL 60062



www.hilcorealestate.com

# FOR LEASE | FORMER SPECIALTY GROCERY | AERIAL

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**JACK BARSON**  
[jack@terranational.com](mailto:jack@terranational.com)  
 (216) 912-5810  
 29225 Chagrin Blvd. Suite 360  
 Pepper Pike, OH 44122

**TERRA NATIONAL**  
 REAL ESTATE GROUP  
[www.terranational.com](http://www.terranational.com)

**MATT TABLOFF**  
[mtabloff@hilcoglobal.com](mailto:mtabloff@hilcoglobal.com)  
 (847) 849-2983  
 5 Revere Dr Suite 320  
 Northbrook, IL 60062

**Hilco**  
 Real Estate  
[www.hilcorealestate.com](http://www.hilcorealestate.com)

# FOR LEASE | FORMER SPECIALTY GROCERY | SITE PLAN

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**JACK BARSON**

jack@terrannational.com  
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