

# Consumer Spending Report

834 Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Storefront**  
 GLA: **10,000 SF**  
 Year Built: **2022**  
 Total Available: **10,000 SF**  
 % Leased: **0%**  
 Rent/SF/Yr: **Negotiable**



2021 Annual Spending (\$000s)	1 Mile	3 Mile	5 Mile
<b>Total Specified Consumer Spending</b>	<b>\$69,837</b>	<b>\$946,718</b>	<b>\$2,883,137</b>
<b>Total Apparel</b>	<b>\$3,716</b>	<b>\$50,996</b>	<b>\$158,937</b>
Women's Apparel	1,457	19,396	59,672
Men's Apparel	760	10,240	31,641
Girl's Apparel	272	3,883	12,487
Boy's Apparel	198	2,896	9,254
Infant Apparel	176	2,643	8,451
Footwear	854	11,938	37,433
<b>Total Entertainment &amp; Hobbies</b>	<b>\$9,934</b>	<b>\$135,386</b>	<b>\$409,982</b>
Entertainment	1,141	14,754	43,761
Audio & Visual Equipment/Service	2,304	32,456	99,685
Reading Materials	116	1,544	4,458
Pets, Toys, & Hobbies	1,686	22,861	68,494
Personal Items	4,687	63,770	193,584
<b>Total Food and Alcohol</b>	<b>\$17,875</b>	<b>\$249,667</b>	<b>\$769,204</b>
Food At Home	8,910	127,082	391,750
Food Away From Home	7,780	106,280	326,891
Alcoholic Beverages	1,185	16,305	50,562
<b>Total Household</b>	<b>\$12,204</b>	<b>\$161,494</b>	<b>\$484,188</b>
House Maintenance & Repair	2,837	37,775	105,033
Household Equip & Furnishings	4,756	62,516	189,355
Household Operations	3,302	44,431	137,527
Housing Costs	1,309	16,772	52,273



## Consumer Spending Report

834 Louetta Rd, Spring, TX 77373

2021 Annual Spending (000s)	1 Mile	3 Mile	5 Mile
<b>Total Transportation/Maint.</b>	<b>\$18,443</b>	<b>\$248,344</b>	<b>\$754,724</b>
Vehicle Purchases	9,707	128,330	385,836
Gasoline	4,617	65,576	201,111
Vehicle Expenses	419	5,211	15,667
Transportation	1,638	20,708	64,852
Automotive Repair & Maintenance	2,062	28,519	87,258
<b>Total Health Care</b>	<b>\$3,060</b>	<b>\$42,470</b>	<b>\$126,094</b>
Medical Services	1,761	24,391	72,957
Prescription Drugs	951	13,404	39,177
Medical Supplies	347	4,674	13,960
<b>Total Education/Day Care</b>	<b>\$4,605</b>	<b>\$58,361</b>	<b>\$180,007</b>
Education	3,032	37,923	116,419
Fees & Admissions	1,573	20,437	63,588



# Consumer Spending Report

## Bldg B

810 E Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Freestanding**  
 GLA: **10,800 SF**  
 Year Built: **2008**  
 Total Available: **6,000 SF**  
 % Leased: **44.44%**  
 Rent/SF/Yr: **\$14.00**



2021 Annual Spending (\$000s)	1 Mile	3 Mile	5 Mile
<b>Total Specified Consumer Spending</b>	<b>\$72,308</b>	<b>\$957,614</b>	<b>\$2,891,715</b>
<b>Total Apparel</b>	<b>\$3,805</b>	<b>\$51,555</b>	<b>\$158,940</b>
Women's Apparel	1,494	19,648	59,679
Men's Apparel	777	10,372	31,671
Girl's Apparel	280	3,919	12,479
Boy's Apparel	203	2,918	9,244
Infant Apparel	176	2,655	8,449
Footwear	875	12,042	37,417
<b>Total Entertainment &amp; Hobbies</b>	<b>\$10,201</b>	<b>\$136,626</b>	<b>\$410,684</b>
Entertainment	1,231	14,766	44,165
Audio & Visual Equipment/Service	2,320	32,582	99,468
Reading Materials	119	1,566	4,458
Pets, Toys, & Hobbies	1,729	23,162	68,509
Personal Items	4,802	64,549	194,084
<b>Total Food and Alcohol</b>	<b>\$18,153</b>	<b>\$251,899</b>	<b>\$769,814</b>
Food At Home	8,972	127,889	391,942
Food Away From Home	7,951	107,427	327,154
Alcoholic Beverages	1,231	16,583	50,718
<b>Total Household</b>	<b>\$12,538</b>	<b>\$163,566</b>	<b>\$485,617</b>
House Maintenance & Repair	2,828	37,816	104,841
Household Equip & Furnishings	4,894	63,232	189,377
Household Operations	3,427	45,285	138,621
Housing Costs	1,390	17,233	52,779



# Consumer Spending Report

## Bldg B

810 E Louetta Rd, Spring, TX 77373

2021 Annual Spending (000s)	1 Mile	3 Mile	5 Mile
<b>Total Transportation/Maint.</b>	<b>\$19,616</b>	<b>\$251,165</b>	<b>\$758,916</b>
Vehicle Purchases	10,628	130,012	388,874
Gasoline	4,658	65,619	200,884
Vehicle Expenses	447	5,387	15,731
Transportation	1,756	21,388	65,792
Automotive Repair & Maintenance	2,128	28,759	87,635
<b>Total Health Care</b>	<b>\$3,090</b>	<b>\$42,775</b>	<b>\$126,184</b>
Medical Services	1,787	24,603	73,071
Prescription Drugs	952	13,458	39,155
Medical Supplies	351	4,714	13,959
<b>Total Education/Day Care</b>	<b>\$4,905</b>	<b>\$60,028</b>	<b>\$181,560</b>
Education	3,237	39,046	117,352
Fees & Admissions	1,668	20,983	64,208



# Demographic Detail Report

834 Louetta Rd, Spring, TX 77373

Building Type: **General Retail**      Total Available: **10,000 SF**  
 Secondary: **Storefront**              % Leased: **0%**  
 GLA: **10,000 SF**                      Rent/SF/Yr: **Negotiable**  
 Year Built: **2022**



Radius	1 Mile		3 Mile		5 Mile	
<b>Population</b>						
2026 Projection	5,380		81,133		257,701	
2021 Estimate	5,222		77,372		242,719	
2010 Census	4,374		59,350		185,611	
Growth 2021 - 2026	3.03%		4.86%		6.17%	
Growth 2010 - 2021	19.39%		30.37%		30.77%	
<b>2021 Population by Age</b>						
	<b>5,222</b>		<b>77,372</b>		<b>242,719</b>	
Age 0 - 4	355	6.80%	5,610	7.25%	18,317	7.55%
Age 5 - 9	366	7.01%	5,695	7.36%	18,745	7.72%
Age 10 - 14	384	7.35%	5,801	7.50%	18,867	7.77%
Age 15 - 19	368	7.05%	5,452	7.05%	17,254	7.11%
Age 20 - 24	333	6.38%	4,984	6.44%	15,669	6.46%
Age 25 - 29	360	6.89%	5,622	7.27%	18,217	7.51%
Age 30 - 34	339	6.49%	5,581	7.21%	18,536	7.64%
Age 35 - 39	365	6.99%	5,807	7.51%	19,088	7.86%
Age 40 - 44	376	7.20%	5,558	7.18%	17,630	7.26%
Age 45 - 49	391	7.49%	5,474	7.07%	16,820	6.93%
Age 50 - 54	354	6.78%	4,862	6.28%	14,565	6.00%
Age 55 - 59	336	6.43%	4,604	5.95%	13,556	5.59%
Age 60 - 64	294	5.63%	4,067	5.26%	11,798	4.86%
Age 65 - 69	227	4.35%	3,152	4.07%	9,047	3.73%
Age 70 - 74	165	3.16%	2,282	2.95%	6,547	2.70%
Age 75 - 79	102	1.95%	1,390	1.80%	3,978	1.64%
Age 80 - 84	57	1.09%	772	1.00%	2,199	0.91%
Age 85+	49	0.94%	659	0.85%	1,886	0.78%
Age 65+	600	11.49%	8,255	10.67%	23,657	9.75%
<b>Median Age</b>	<b>36.40</b>		<b>34.90</b>		<b>33.90</b>	
<b>Average Age</b>	<b>36.30</b>		<b>35.40</b>		<b>34.50</b>	



# Demographic Detail Report

834 Louetta Rd, Spring, TX 77373

Radius	1 Mile	3 Mile	5 Mile
<b>2021 Population By Race</b>	<b>5,222</b>	<b>77,372</b>	<b>242,719</b>
White	3,432 65.72%	56,119 72.53%	174,297 71.81%
Black	1,181 22.62%	13,622 17.61%	46,421 19.13%
Am. Indian & Alaskan	27 0.52%	593 0.77%	1,980 0.82%
Asian	477 9.13%	4,954 6.40%	13,616 5.61%
Hawaiian & Pacific Island	6 0.11%	210 0.27%	652 0.27%
Other	98 1.88%	1,874 2.42%	5,754 2.37%
<b>Population by Hispanic Origin</b>	<b>5,222</b>	<b>77,372</b>	<b>242,719</b>
Non-Hispanic Origin	3,843 73.59%	55,001 71.09%	165,269 68.09%
Hispanic Origin	1,379 26.41%	22,371 28.91%	77,450 31.91%
<b>2021 Median Age, Male</b>	<b>34.90</b>	<b>33.80</b>	<b>32.90</b>
<b>2021 Average Age, Male</b>	<b>35.20</b>	<b>34.40</b>	<b>33.60</b>
<b>2021 Median Age, Female</b>	<b>37.90</b>	<b>36.00</b>	<b>34.80</b>
<b>2021 Average Age, Female</b>	<b>37.40</b>	<b>36.20</b>	<b>35.30</b>
<b>2021 Population by Occupation Classification</b>	<b>4,042</b>	<b>59,173</b>	<b>183,335</b>
Civilian Employed	2,717 67.22%	38,745 65.48%	121,689 66.38%
Civilian Unemployed	145 3.59%	2,883 4.87%	8,294 4.52%
Civilian Non-Labor Force	1,180 29.19%	17,536 29.64%	53,238 29.04%
Armed Forces	0 0.00%	9 0.02%	114 0.06%
<b>Households by Marital Status</b>			
Married	1,149	15,949	46,640
Married No Children	574	7,820	22,065
Married w/Children	575	8,130	24,575
<b>2021 Population by Education</b>	<b>3,577</b>	<b>52,422</b>	<b>163,733</b>
Some High School, No Diploma	279 7.80%	3,992 7.62%	14,521 8.87%
High School Grad (Incl Equivalency)	630 17.61%	11,356 21.66%	34,226 20.90%
Some College, No Degree	1,237 34.58%	18,088 34.50%	54,514 33.29%
Associate Degree	160 4.47%	2,590 4.94%	9,865 6.03%
Bachelor Degree	1,049 29.33%	11,496 21.93%	35,371 21.60%
Advanced Degree	222 6.21%	4,900 9.35%	15,236 9.31%



# Demographic Detail Report

834 Louetta Rd, Spring, TX 77373

Radius	1 Mile		3 Mile		5 Mile	
<b>2021 Population by Occupation</b>	<b>5,033</b>		<b>72,586</b>		<b>227,397</b>	
Real Estate & Finance	220	4.37%	2,757	3.80%	7,405	3.26%
Professional & Management	1,584	31.47%	20,493	28.23%	62,330	27.41%
Public Administration	96	1.91%	908	1.25%	3,563	1.57%
Education & Health	534	10.61%	7,702	10.61%	23,965	10.54%
Services	354	7.03%	5,183	7.14%	19,482	8.57%
Information	65	1.29%	584	0.80%	2,295	1.01%
Sales	691	13.73%	9,583	13.20%	28,944	12.73%
Transportation	36	0.72%	579	0.80%	1,919	0.84%
Retail	308	6.12%	4,504	6.21%	14,125	6.21%
Wholesale	74	1.47%	1,680	2.31%	5,244	2.31%
Manufacturing	245	4.87%	3,281	4.52%	10,483	4.61%
Production	246	4.89%	5,444	7.50%	16,094	7.08%
Construction	181	3.60%	2,961	4.08%	9,819	4.32%
Utilities	128	2.54%	3,546	4.89%	10,789	4.74%
Agriculture & Mining	128	2.54%	1,201	1.65%	4,742	2.09%
Farming, Fishing, Forestry	29	0.58%	42	0.06%	104	0.05%
Other Services	114	2.27%	2,138	2.95%	6,094	2.68%
<b>2021 Worker Travel Time to Job</b>	<b>2,569</b>		<b>37,250</b>		<b>116,045</b>	
<30 Minutes	1,368	53.25%	17,965	48.23%	56,397	48.60%
30-60 Minutes	751	29.23%	14,493	38.91%	44,988	38.77%
60+ Minutes	450	17.52%	4,792	12.86%	14,660	12.63%
<b>2010 Households by HH Size</b>	<b>1,457</b>		<b>20,523</b>		<b>64,980</b>	
1-Person Households	221	15.17%	3,716	18.11%	13,563	20.87%
2-Person Households	455	31.23%	6,227	30.34%	18,864	29.03%
3-Person Households	275	18.87%	4,036	19.67%	12,150	18.70%
4-Person Households	261	17.91%	3,591	17.50%	10,918	16.80%
5-Person Households	148	10.16%	1,796	8.75%	5,638	8.68%
6-Person Households	65	4.46%	738	3.60%	2,364	3.64%
7 or more Person Households	32	2.20%	419	2.04%	1,483	2.28%
<b>2021 Average Household Size</b>	<b>3.00</b>		<b>2.90</b>		<b>2.80</b>	
<b>Households</b>						
2026 Projection	1,818		28,466		91,065	
2021 Estimate	1,762		27,108		85,694	
2010 Census	1,457		20,523		64,980	
Growth 2021 - 2026	3.18%		5.01%		6.27%	
Growth 2010 - 2021	20.93%		32.09%		31.88%	



# Demographic Detail Report

834 Louetta Rd, Spring, TX 77373

Radius	1 Mile	3 Mile	5 Mile
<b>2021 Households by HH Income</b>	<b>1,761</b>	<b>27,109</b>	<b>85,694</b>
<\$25,000	124 7.04%	3,039 11.21%	10,175 11.87%
\$25,000 - \$50,000	121 6.87%	4,472 16.50%	16,965 19.80%
\$50,000 - \$75,000	289 16.41%	4,895 18.06%	15,217 17.76%
\$75,000 - \$100,000	355 20.16%	4,272 15.76%	11,679 13.63%
\$100,000 - \$125,000	199 11.30%	3,201 11.81%	9,270 10.82%
\$125,000 - \$150,000	133 7.55%	1,970 7.27%	6,471 7.55%
\$150,000 - \$200,000	397 22.54%	2,957 10.91%	8,256 9.63%
\$200,000+	143 8.12%	2,303 8.50%	7,661 8.94%
<b>2021 Avg Household Income</b>	<b>\$119,052</b>	<b>\$101,529</b>	<b>\$99,224</b>
<b>2021 Med Household Income</b>	<b>\$99,400</b>	<b>\$81,721</b>	<b>\$76,049</b>
<b>2021 Occupied Housing</b>	<b>1,762</b>	<b>27,109</b>	<b>85,694</b>
Owner Occupied	1,581 89.73%	21,250 78.39%	58,341 68.08%
Renter Occupied	181 10.27%	5,859 21.61%	27,353 31.92%
<b>2010 Housing Units</b>	<b>1,824</b>	<b>28,418</b>	<b>90,527</b>
1 Unit	1,810 99.23%	23,896 84.09%	66,679 73.66%
2 - 4 Units	7 0.38%	629 2.21%	3,116 3.44%
5 - 19 Units	3 0.16%	2,105 7.41%	12,827 14.17%
20+ Units	4 0.22%	1,788 6.29%	7,905 8.73%
<b>2021 Housing Value</b>	<b>1,581</b>	<b>21,250</b>	<b>58,340</b>
<\$100,000	22 1.39%	820 3.86%	2,731 4.68%
\$100,000 - \$200,000	612 38.71%	10,693 50.32%	26,912 46.13%
\$200,000 - \$300,000	643 40.67%	6,861 32.29%	17,965 30.79%
\$300,000 - \$400,000	259 16.38%	1,696 7.98%	5,109 8.76%
\$400,000 - \$500,000	19 1.20%	625 2.94%	2,444 4.19%
\$500,000 - \$1,000,000	26 1.64%	498 2.34%	2,382 4.08%
\$1,000,000+	0 0.00%	57 0.27%	797 1.37%
<b>2021 Median Home Value</b>	<b>\$224,339</b>	<b>\$191,695</b>	<b>\$198,241</b>
<b>2021 Housing Units by Yr Built</b>	<b>1,849</b>	<b>28,813</b>	<b>92,044</b>
Built 2010+	319 17.25%	6,909 23.98%	21,133 22.96%
Built 2000 - 2010	1,043 56.41%	8,987 31.19%	26,638 28.94%
Built 1990 - 1999	121 6.54%	2,764 9.59%	9,628 10.46%
Built 1980 - 1989	84 4.54%	3,813 13.23%	14,137 15.36%
Built 1970 - 1979	192 10.38%	5,512 19.13%	17,692 19.22%
Built 1960 - 1969	30 1.62%	537 1.86%	2,033 2.21%
Built 1950 - 1959	22 1.19%	120 0.42%	365 0.40%
Built <1949	38 2.06%	171 0.59%	418 0.45%
<b>2021 Median Year Built</b>	<b>2004</b>	<b>2001</b>	<b>2000</b>





# Demographic Detail Report

## Bldg B 810 E Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Freestanding**  
 GLA: **10,800 SF**  
 Year Built: **2008**

Total Available: **6,000 SF**  
 % Leased: **44.44%**  
 Rent/SF/Yr: **\$14.00**



Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2026 Projection	5,355	81,357	257,851
2021 Estimate	5,193	77,561	242,802
2010 Census	4,333	59,391	185,563
Growth 2021 - 2026	3.12%	4.89%	6.20%
Growth 2010 - 2021	19.85%	30.59%	30.85%
<b>2021 Population by Age</b>			
	<b>5,193</b>	<b>77,561</b>	<b>242,802</b>
Age 0 - 4	353 6.80%	5,619 7.24%	18,325 7.55%
Age 5 - 9	364 7.01%	5,696 7.34%	18,732 7.71%
Age 10 - 14	383 7.38%	5,805 7.48%	18,846 7.76%
Age 15 - 19	366 7.05%	5,464 7.04%	17,255 7.11%
Age 20 - 24	332 6.39%	5,001 6.45%	15,680 6.46%
Age 25 - 29	358 6.89%	5,637 7.27%	18,229 7.51%
Age 30 - 34	338 6.51%	5,594 7.21%	18,547 7.64%
Age 35 - 39	363 6.99%	5,817 7.50%	19,089 7.86%
Age 40 - 44	374 7.20%	5,567 7.18%	17,629 7.26%
Age 45 - 49	389 7.49%	5,485 7.07%	16,824 6.93%
Age 50 - 54	352 6.78%	4,874 6.28%	14,567 6.00%
Age 55 - 59	333 6.41%	4,624 5.96%	13,573 5.59%
Age 60 - 64	292 5.62%	4,083 5.26%	11,809 4.86%
Age 65 - 69	225 4.33%	3,163 4.08%	9,059 3.73%
Age 70 - 74	163 3.14%	2,294 2.96%	6,558 2.70%
Age 75 - 79	102 1.96%	1,399 1.80%	3,993 1.64%
Age 80 - 84	57 1.10%	777 1.00%	2,198 0.91%
Age 85+	49 0.94%	662 0.85%	1,889 0.78%
Age 65+	596 11.48%	8,295 10.69%	23,697 9.76%
<b>Median Age</b>	<b>36.40</b>	<b>35.00</b>	<b>33.90</b>
<b>Average Age</b>	<b>36.30</b>	<b>35.40</b>	<b>34.50</b>



# Demographic Detail Report

<b>Bldg B</b>						
810 E Louetta Rd, Spring, TX 77373						
<b>Radius</b>	<b>1 Mile</b>		<b>3 Mile</b>		<b>5 Mile</b>	
<b>2021 Population By Race</b>	<b>5,193</b>		<b>77,561</b>		<b>242,802</b>	
White	3,404	65.55%	56,262	72.54%	174,303	71.79%
Black	1,179	22.70%	13,640	17.59%	46,478	19.14%
Am. Indian & Alaskan	27	0.52%	593	0.76%	1,983	0.82%
Asian	480	9.24%	4,972	6.41%	13,618	5.61%
Hawaiian & Pacific Island	6	0.12%	210	0.27%	652	0.27%
Other	98	1.89%	1,884	2.43%	5,768	2.38%
<b>Population by Hispanic Origin</b>	<b>5,193</b>		<b>77,561</b>		<b>242,802</b>	
Non-Hispanic Origin	3,822	73.60%	55,159	71.12%	165,332	68.09%
Hispanic Origin	1,371	26.40%	22,402	28.88%	77,470	31.91%
<b>2021 Median Age, Male</b>	<b>34.80</b>		<b>33.80</b>		<b>32.90</b>	
<b>2021 Average Age, Male</b>	<b>35.20</b>		<b>34.40</b>		<b>33.60</b>	
<b>2021 Median Age, Female</b>	<b>37.90</b>		<b>36.10</b>		<b>34.80</b>	
<b>2021 Average Age, Female</b>	<b>37.40</b>		<b>36.30</b>		<b>35.30</b>	
<b>2021 Population by Occupation Classification</b>	<b>4,020</b>		<b>59,348</b>		<b>183,443</b>	
Civilian Employed	2,670	66.42%	38,871	65.50%	122,362	66.70%
Civilian Unemployed	107	2.66%	2,144	3.61%	6,708	3.66%
Civilian Non-Labor Force	1,243	30.92%	18,327	30.88%	54,275	29.59%
Armed Forces	0	0.00%	6	0.01%	98	0.05%
<b>Households by Marital Status</b>						
Married	1,141		15,958		46,561	
Married No Children	569		7,830		22,041	
Married w/Children	572		8,128		24,520	
<b>2021 Population by Education</b>	<b>3,575</b>		<b>52,511</b>		<b>163,963</b>	
Some High School, No Diploma	259	7.24%	3,792	7.22%	15,199	9.27%
High School Grad (Incl Equivalency)	681	19.05%	11,058	21.06%	32,486	19.81%
Some College, No Degree	1,225	34.27%	18,434	35.11%	55,248	33.70%
Associate Degree	180	5.03%	2,535	4.83%	10,000	6.10%
Bachelor Degree	948	26.52%	11,537	21.97%	35,148	21.44%
Advanced Degree	282	7.89%	5,155	9.82%	15,882	9.69%



# Demographic Detail Report

<b>Bldg B</b>						
810 E Louetta Rd, Spring, TX 77373						
<b>Radius</b>	<b>1 Mile</b>		<b>3 Mile</b>		<b>5 Mile</b>	
<b>2021 Population by Occupation</b>	<b>4,959</b>		<b>73,130</b>		<b>228,713</b>	
Real Estate & Finance	215	4.34%	2,735	3.74%	7,340	3.21%
Professional & Management	1,605	32.37%	20,699	28.30%	61,508	26.89%
Public Administration	141	2.84%	994	1.36%	3,875	1.69%
Education & Health	460	9.28%	7,758	10.61%	24,486	10.71%
Services	357	7.20%	4,967	6.79%	19,754	8.64%
Information	66	1.33%	559	0.76%	2,117	0.93%
Sales	651	13.13%	10,249	14.01%	30,552	13.36%
Transportation	57	1.15%	682	0.93%	2,027	0.89%
Retail	270	5.44%	4,281	5.85%	14,000	6.12%
Wholesale	99	2.00%	2,168	2.96%	5,713	2.50%
Manufacturing	250	5.04%	3,397	4.65%	10,288	4.50%
Production	240	4.84%	4,894	6.69%	15,393	6.73%
Construction	110	2.22%	2,924	4.00%	9,554	4.18%
Utilities	164	3.31%	3,420	4.68%	11,023	4.82%
Agriculture & Mining	128	2.58%	1,417	1.94%	4,779	2.09%
Farming, Fishing, Forestry	41	0.83%	58	0.08%	104	0.05%
Other Services	105	2.12%	1,928	2.64%	6,200	2.71%
<b>2021 Worker Travel Time to Job</b>	<b>2,512</b>		<b>37,114</b>		<b>117,314</b>	
<30 Minutes	1,169	46.54%	17,106	46.09%	55,826	47.59%
30-60 Minutes	845	33.64%	15,098	40.68%	46,251	39.42%
60+ Minutes	498	19.82%	4,910	13.23%	15,237	12.99%
<b>2010 Households by HH Size</b>	<b>1,443</b>		<b>20,543</b>		<b>64,967</b>	
1-Person Households	218	15.11%	3,721	18.11%	13,565	20.88%
2-Person Households	450	31.19%	6,238	30.37%	18,859	29.03%
3-Person Households	272	18.85%	4,039	19.66%	12,147	18.70%
4-Person Households	258	17.88%	3,593	17.49%	10,913	16.80%
5-Person Households	148	10.26%	1,796	8.74%	5,637	8.68%
6-Person Households	65	4.50%	737	3.59%	2,363	3.64%
7 or more Person Households	32	2.22%	419	2.04%	1,483	2.28%
<b>2021 Average Household Size</b>	<b>3.00</b>		<b>2.90</b>		<b>2.90</b>	
<b>Households</b>						
2026 Projection	1,798		28,389		90,730	
2021 Estimate	1,742		27,046		85,399	
2010 Census	1,443		20,543		64,967	
Growth 2021 - 2026	3.21%		4.97%		6.24%	
Growth 2010 - 2021	20.72%		31.66%		31.45%	



# Demographic Detail Report

<b>Bldg B</b>						
810 E Louetta Rd, Spring, TX 77373						
Radius	1 Mile		3 Mile		5 Mile	
<b>2021 Households by HH Income</b>	<b>1,744</b>		<b>27,045</b>		<b>85,400</b>	
<\$25,000	123	7.05%	3,043	11.25%	10,218	11.96%
\$25,000 - \$50,000	145	8.31%	4,620	17.08%	16,917	19.81%
\$50,000 - \$75,000	233	13.36%	4,299	15.90%	14,806	17.34%
\$75,000 - \$100,000	242	13.88%	4,179	15.45%	11,762	13.77%
\$100,000 - \$125,000	242	13.88%	3,368	12.45%	9,312	10.90%
\$125,000 - \$150,000	176	10.09%	2,120	7.84%	6,370	7.46%
\$150,000 - \$200,000	362	20.76%	2,773	10.25%	7,803	9.14%
\$200,000+	221	12.67%	2,643	9.77%	8,212	9.62%
<b>2021 Avg Household Income</b>	<b>\$129,575</b>		<b>\$104,490</b>		<b>\$100,283</b>	
<b>2021 Med Household Income</b>	<b>\$113,326</b>		<b>\$84,335</b>		<b>\$76,613</b>	
<b>2021 Occupied Housing</b>	<b>1,742</b>		<b>27,046</b>		<b>85,399</b>	
Owner Occupied	1,563	89.72%	21,195	78.37%	58,092	68.02%
Renter Occupied	179	10.28%	5,851	21.63%	27,307	31.98%
<b>2010 Housing Units</b>	<b>1,793</b>		<b>28,362</b>		<b>90,117</b>	
1 Unit	1,757	97.99%	24,284	85.62%	67,415	74.81%
2 - 4 Units	16	0.89%	686	2.42%	2,823	3.13%
5 - 19 Units	6	0.33%	2,059	7.26%	12,524	13.90%
20+ Units	14	0.78%	1,333	4.70%	7,355	8.16%
<b>2021 Housing Value</b>	<b>1,562</b>		<b>21,193</b>		<b>58,091</b>	
<\$100,000	23	1.47%	1,035	4.88%	3,311	5.70%
\$100,000 - \$200,000	534	34.19%	10,345	48.81%	26,404	45.45%
\$200,000 - \$300,000	623	39.88%	6,652	31.39%	17,060	29.37%
\$300,000 - \$400,000	331	21.19%	1,913	9.03%	5,282	9.09%
\$400,000 - \$500,000	25	1.60%	583	2.75%	2,382	4.10%
\$500,000 - \$1,000,000	26	1.66%	590	2.78%	2,641	4.55%
\$1,000,000+	0	0.00%	75	0.35%	1,011	1.74%
<b>2021 Median Home Value</b>	<b>\$235,955</b>		<b>\$192,425</b>		<b>\$197,463</b>	
<b>2021 Housing Units by Yr Built</b>	<b>1,830</b>		<b>28,782</b>		<b>91,850</b>	
Built 2010+	315	17.21%	6,856	23.82%	20,952	22.81%
Built 2000 - 2010	1,045	57.10%	8,979	31.20%	26,625	28.99%
Built 1990 - 1999	118	6.45%	2,773	9.63%	9,630	10.48%
Built 1980 - 1989	80	4.37%	3,824	13.29%	14,137	15.39%
Built 1970 - 1979	183	10.00%	5,517	19.17%	17,689	19.26%
Built 1960 - 1969	29	1.58%	541	1.88%	2,033	2.21%
Built 1950 - 1959	22	1.20%	120	0.42%	365	0.40%
Built <1949	38	2.08%	172	0.60%	419	0.46%
<b>2021 Median Year Built</b>	<b>2004</b>		<b>2001</b>		<b>2000</b>	



# Demographic Market Comparison Report

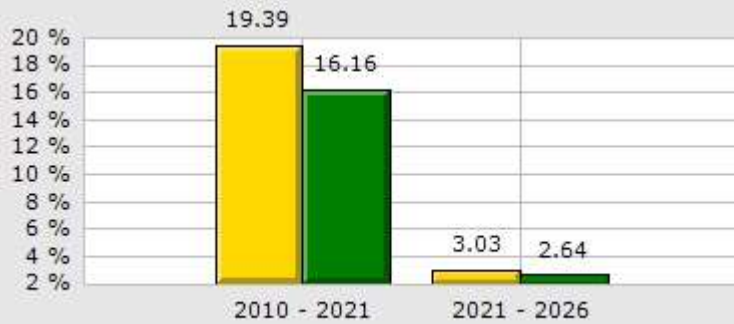
1 mile radius

834 Louetta Rd, Spring, TX 77373

Type: **Retail/Storefront**  
 County: **Harris**

**1 Mile**  
**County**

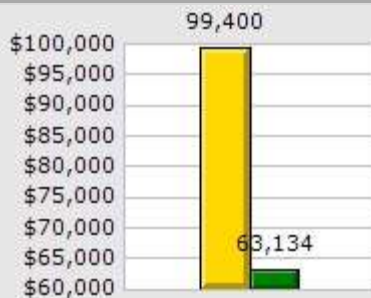
## Population Growth



## Household Growth



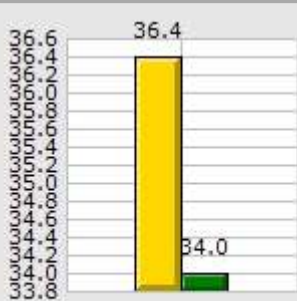
## 2021 Med Household Inc



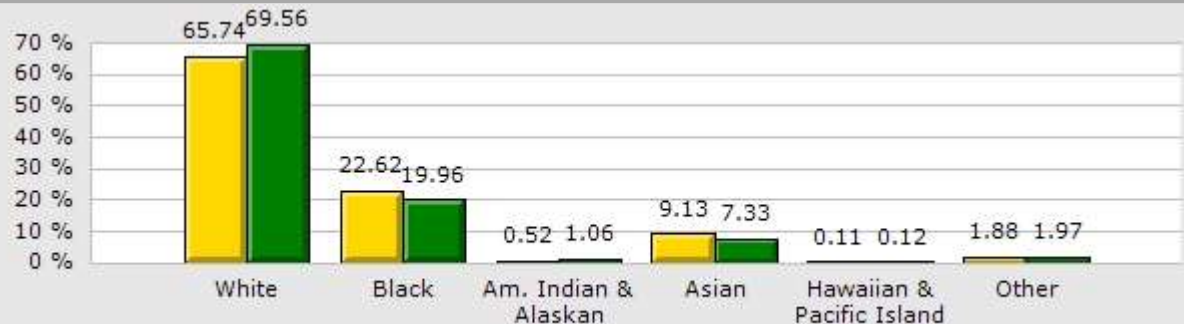
## 2021 Households by Household Income



## 2021 Median Age



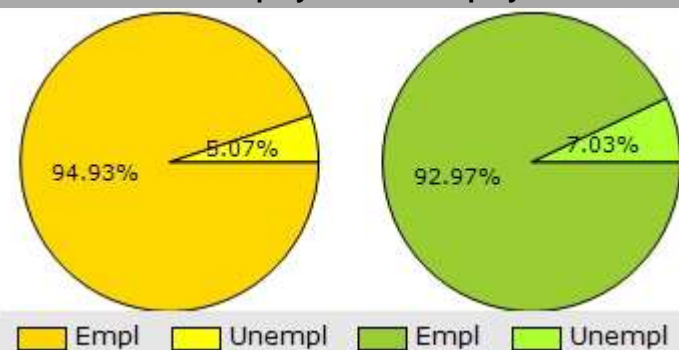
## 2021 Population by Race



## 2021 Renter vs. Owner



## 2021 Employed vs. Unemployed



# Demographic Market Comparison Report

1 mile radius

834 Louetta Rd, Spring, TX 77373

Type: **Retail/Storefront**  
 County: **Harris**

	1 Mile		County	
<b>Population Growth</b>				
Growth 2010 - 2021	19.39%		16.16%	
Growth 2021 - 2026	3.03%		2.64%	
Empl	2,717	94.93%	2,286,012	92.97%
Unempl	145	5.07%	172,972	7.03%
<b>2021 Population by Race</b>				
	<b>5,222</b>		<b>4,747,111</b>	
White	3,433	65.74%	3,302,191	69.56%
Black	1,181	22.62%	947,589	19.96%
Am. Indian & Alaskan	27	0.52%	50,329	1.06%
Asian	477	9.13%	347,882	7.33%
Hawaiian & Pacific Island	6	0.11%	5,802	0.12%
Other	98	1.88%	93,318	1.97%
<b>Household Growth</b>				
Growth 2010 - 2021	20.93%		16.18%	
Growth 2021 - 2026	3.18%		2.65%	
Renter Occupied	181	10.27%	711,417	42.85%
Owner Occupied	1,581	89.73%	948,908	57.15%
<b>2021 Households by Household Income</b>				
	<b>1,761</b>		<b>1,660,325</b>	
Income <\$25K	124	7.04%	302,056	18.19%
Income \$25K - \$50K	121	6.87%	360,179	21.69%
Income \$50K - \$75K	289	16.41%	296,819	17.88%
Income \$75K - \$100K	355	20.16%	196,624	11.84%
Income \$100K - \$125K	199	11.30%	142,217	8.57%
Income \$125K - \$150K	133	7.55%	96,754	5.83%
Income \$150K - \$200K	397	22.54%	115,178	6.94%
Income \$200K+	143	8.12%	150,498	9.06%
2021 Med Household Inc	\$99,400		\$63,134	
2021 Median Age	36.40		34.00	





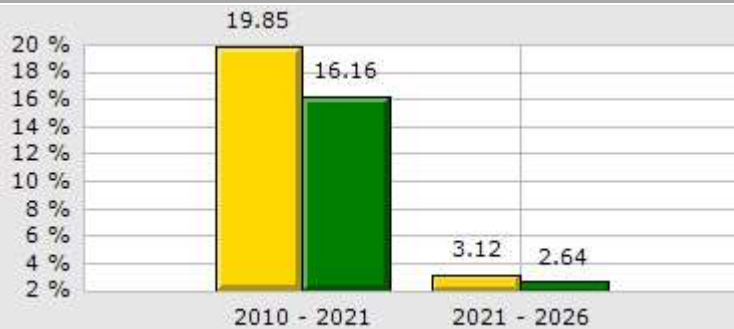
**Bldg B**

810 E Louetta Rd, Spring, TX 77373

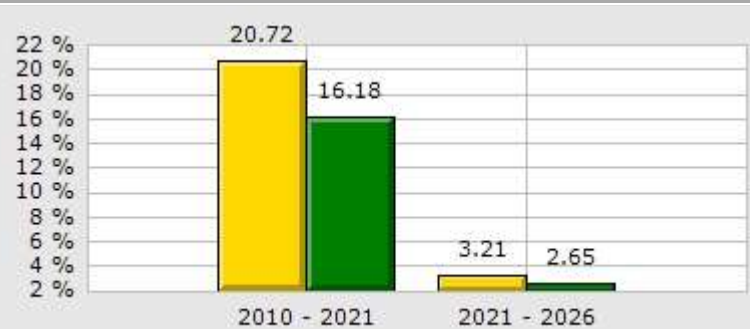
Type: **Retail/Freestanding (Strip Ctr)**  
 County: **Harris**

**1 Mile**  
**County**

**Population Growth**



**Household Growth**



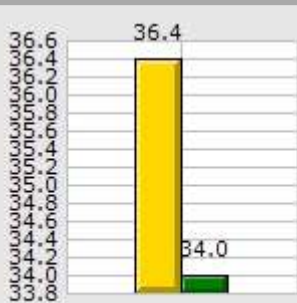
**2021 Med Household Inc**



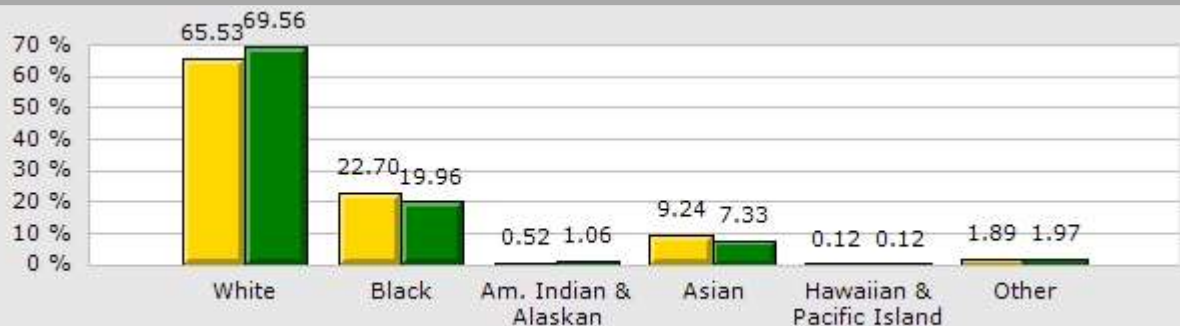
**2021 Households by Household Income**



**2021 Median Age**



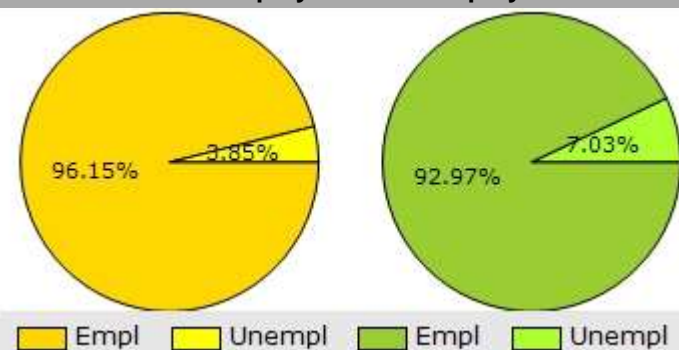
**2021 Population by Race**



**2021 Renter vs. Owner**



**2021 Employed vs. Unemployed**



Demographic Market Comparison Report

1 mile radius

**Bldg B**

810 E Louetta Rd, Spring, TX 77373

Type: **Retail/Freestanding (Strip Ctr)**  
 County: **Harris**

	1 Mile		County	
<b>Population Growth</b>				
Growth 2010 - 2021	19.85%		16.16%	
Growth 2021 - 2026	3.12%		2.64%	
Empl	2,670	96.15%	2,286,012	92.97%
Unempl	107	3.85%	172,972	7.03%
<b>2021 Population by Race</b>				
	<b>5,193</b>		<b>4,747,111</b>	
White	3,403	65.53%	3,302,191	69.56%
Black	1,179	22.70%	947,589	19.96%
Am. Indian & Alaskan	27	0.52%	50,329	1.06%
Asian	480	9.24%	347,882	7.33%
Hawaiian & Pacific Island	6	0.12%	5,802	0.12%
Other	98	1.89%	93,318	1.97%
<b>Household Growth</b>				
Growth 2010 - 2021	20.72%		16.18%	
Growth 2021 - 2026	3.21%		2.65%	
Renter Occupied	179	10.28%	711,417	42.85%
Owner Occupied	1,563	89.72%	948,908	57.15%
<b>2021 Households by Household Income</b>				
	<b>1,744</b>		<b>1,660,325</b>	
Income <\$25K	123	7.05%	302,056	18.19%
Income \$25K - \$50K	145	8.31%	360,179	21.69%
Income \$50K - \$75K	233	13.36%	296,819	17.88%
Income \$75K - \$100K	242	13.88%	196,624	11.84%
Income \$100K - \$125K	242	13.88%	142,217	8.57%
Income \$125K - \$150K	176	10.09%	96,754	5.83%
Income \$150K - \$200K	362	20.76%	115,178	6.94%
Income \$200K+	221	12.67%	150,498	9.06%
2021 Med Household Inc	\$113,326		\$63,134	
2021 Median Age	36.40		34.00	





# Demographic Summary Report

834 Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Storefront**  
 GLA: **10,000 SF**  
 Year Built: **2022**

Total Available: **10,000 SF**  
 % Leased: **0%**  
 Rent/SF/Yr: **Negotiable**



Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2026 Projection	5,380	81,133	257,701
2021 Estimate	5,222	77,372	242,719
2010 Census	4,374	59,350	185,611
Growth 2021 - 2026	3.03%	4.86%	6.17%
Growth 2010 - 2021	19.39%	30.37%	30.77%
<b>2021 Population by Hispanic Origin</b>	1,379	22,370	77,451
<b>2021 Population</b>	5,222	77,372	242,719
White	3,432 65.72%	56,119 72.53%	174,297 71.81%
Black	1,181 22.62%	13,622 17.61%	46,421 19.13%
Am. Indian & Alaskan	27 0.52%	593 0.77%	1,980 0.82%
Asian	477 9.13%	4,954 6.40%	13,616 5.61%
Hawaiian & Pacific Island	6 0.11%	210 0.27%	652 0.27%
Other	98 1.88%	1,874 2.42%	5,754 2.37%
U.S. Armed Forces	0	10	127
<b>Households</b>			
2026 Projection	1,818	28,466	91,065
2021 Estimate	1,762	27,108	85,694
2010 Census	1,457	20,523	64,980
Growth 2021 - 2026	3.18%	5.01%	6.27%
Growth 2010 - 2021	20.93%	32.09%	31.88%
Owner Occupied	1,581 89.73%	21,250 78.39%	58,341 68.08%
Renter Occupied	181 10.27%	5,859 21.61%	27,353 31.92%
<b>2021 Households by HH Income</b>	1,761	27,109	85,694
Income: <\$25,000	124 7.04%	3,039 11.21%	10,175 11.87%
Income: \$25,000 - \$50,000	121 6.87%	4,472 16.50%	16,965 19.80%
Income: \$50,000 - \$75,000	289 16.41%	4,895 18.06%	15,217 17.76%
Income: \$75,000 - \$100,000	355 20.16%	4,272 15.76%	11,679 13.63%
Income: \$100,000 - \$125,000	199 11.30%	3,201 11.81%	9,270 10.82%
Income: \$125,000 - \$150,000	133 7.55%	1,970 7.27%	6,471 7.55%
Income: \$150,000 - \$200,000	397 22.54%	2,957 10.91%	8,256 9.63%
Income: \$200,000+	143 8.12%	2,303 8.50%	7,661 8.94%
<b>2021 Avg Household Income</b>	\$119,052	\$101,529	\$99,224
<b>2021 Med Household Income</b>	\$99,400	\$81,721	\$76,049



# Demographic Summary Report

## Bldg B 810 E Louetta Rd, Spring, TX 77373

Building Type: **General Retail**      Total Available: **6,000 SF**  
 Secondary: **Freestanding**      % Leased: **44.44%**  
 GLA: **10,800 SF**      Rent/SF/Yr: **\$14.00**  
 Year Built: **2008**



Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2026 Projection	5,355	81,357	257,851
2021 Estimate	5,193	77,561	242,802
2010 Census	4,333	59,391	185,563
Growth 2021 - 2026	3.12%	4.89%	6.20%
Growth 2010 - 2021	19.85%	30.59%	30.85%
<b>2021 Population by Hispanic Origin</b>	1,371	22,401	77,469
<b>2021 Population</b>	5,193	77,561	242,802
White	3,404 65.55%	56,262 72.54%	174,303 71.79%
Black	1,179 22.70%	13,640 17.59%	46,478 19.14%
Am. Indian & Alaskan	27 0.52%	593 0.76%	1,983 0.82%
Asian	480 9.24%	4,972 6.41%	13,618 5.61%
Hawaiian & Pacific Island	6 0.12%	210 0.27%	652 0.27%
Other	98 1.89%	1,884 2.43%	5,768 2.38%
U.S. Armed Forces	0	6	110
<b>Households</b>			
2026 Projection	1,798	28,389	90,730
2021 Estimate	1,742	27,046	85,399
2010 Census	1,443	20,543	64,967
Growth 2021 - 2026	3.21%	4.97%	6.24%
Growth 2010 - 2021	20.72%	31.66%	31.45%
Owner Occupied	1,563 89.72%	21,195 78.37%	58,092 68.02%
Renter Occupied	179 10.28%	5,851 21.63%	27,307 31.98%
<b>2021 Households by HH Income</b>	1,744	27,045	85,400
Income: <\$25,000	123 7.05%	3,043 11.25%	10,218 11.96%
Income: \$25,000 - \$50,000	145 8.31%	4,620 17.08%	16,917 19.81%
Income: \$50,000 - \$75,000	233 13.36%	4,299 15.90%	14,806 17.34%
Income: \$75,000 - \$100,000	242 13.88%	4,179 15.45%	11,762 13.77%
Income: \$100,000 - \$125,000	242 13.88%	3,368 12.45%	9,312 10.90%
Income: \$125,000 - \$150,000	176 10.09%	2,120 7.84%	6,370 7.46%
Income: \$150,000 - \$200,000	362 20.76%	2,773 10.25%	7,803 9.14%
Income: \$200,000+	221 12.67%	2,643 9.77%	8,212 9.62%
<b>2021 Avg Household Income</b>	\$129,575	\$104,490	\$100,283
<b>2021 Med Household Income</b>	\$113,326	\$84,335	\$76,613



# Demographic Trend Report

1 Mile Radius

834 Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Storefront**  
 GLA: **10,000 SF**  
 Year Built: **2022**

Total Available: **10,000 SF**  
 % Leased: **0%**  
 Rent/SF/Yr: **Negotiable**



Description	2010	2021	2026
<b>Population</b>	<b>4,374</b>	<b>5,222</b>	<b>5,380</b>
Age 0 - 4	332 7.59%	355 6.80%	332 6.17%
Age 5 - 9	351 8.02%	366 7.01%	351 6.52%
Age 10 - 14	338 7.73%	384 7.35%	368 6.84%
Age 15 - 19	323 7.38%	368 7.05%	374 6.95%
Age 20 - 24	212 4.85%	333 6.38%	360 6.69%
Age 25 - 29	270 6.17%	360 6.89%	352 6.54%
Age 30 - 34	323 7.38%	339 6.49%	348 6.47%
Age 35 - 39	401 9.17%	365 6.99%	351 6.52%
Age 40 - 44	359 8.21%	376 7.20%	361 6.71%
Age 45 - 49	338 7.73%	391 7.49%	373 6.93%
Age 50 - 54	323 7.38%	354 6.78%	368 6.84%
Age 55 - 59	256 5.85%	336 6.43%	346 6.43%
Age 60 - 64	203 4.64%	294 5.63%	315 5.86%
Age 65 - 69	139 3.18%	227 4.35%	267 4.96%
Age 70 - 74	88 2.01%	165 3.16%	207 3.85%
Age 75 - 79	52 1.19%	102 1.95%	143 2.66%
Age 80 - 84	31 0.71%	57 1.09%	87 1.62%
Age 85+	33 0.75%	49 0.94%	75 1.39%
<b>Age 15+</b>	<b>3,351 76.61%</b>	<b>4,116 78.82%</b>	<b>4,327 80.43%</b>
<b>Age 20+</b>	<b>3,028 69.23%</b>	<b>3,748 71.77%</b>	<b>3,953 73.48%</b>
<b>Age 65+</b>	<b>343 7.84%</b>	<b>600 11.49%</b>	<b>779 14.48%</b>
<b>Median Age</b>	<b>36</b>	<b>36</b>	<b>38</b>
<b>Average Age</b>	<b>34.30</b>	<b>36.30</b>	<b>38.00</b>
<b>Population By Race</b>	<b>4,374</b>	<b>5,222</b>	<b>5,380</b>
White	3,090 70.64%	3,432 65.72%	3,457 64.26%
Black	865 19.78%	1,181 22.62%	1,283 23.85%
Am. Indian & Alaskan	24 0.55%	27 0.52%	28 0.52%
Asian	324 7.41%	477 9.13%	501 9.31%
Hawaiian & Pacific Islander	5 0.11%	6 0.11%	6 0.11%
Other	61 1.39%	98 1.88%	106 1.97%



# Demographic Trend Report

1 Mile Radius

834 Louetta Rd, Spring, TX 77373

Description	2010		2021		2026	
<b>Population by Race (Hispanic)</b>	<b>969</b>		<b>1,379</b>		<b>1,501</b>	
White	916	94.53%	1,302	94.42%	1,415	94.27%
Black	27	2.79%	41	2.97%	46	3.06%
Am. Indian & Alaskan	9	0.93%	11	0.80%	13	0.87%
Asian	6	0.62%	7	0.51%	8	0.53%
Hawaiian & Pacific Islander	3	0.31%	3	0.22%	3	0.20%
Other	9	0.93%	15	1.09%	16	1.07%
<b>Household by Household Income</b>	<b>1,456</b>		<b>1,761</b>		<b>1,818</b>	
<\$25,000	124	8.52%	124	7.04%	131	7.21%
\$25,000 - \$50,000	236	16.21%	121	6.87%	107	5.89%
\$50,000 - \$75,000	284	19.51%	289	16.41%	291	16.01%
\$75,000 - \$100,000	288	19.78%	355	20.16%	365	20.08%
\$100,000 - \$125,000	276	18.96%	199	11.30%	189	10.40%
\$125,000 - \$150,000	100	6.87%	133	7.55%	138	7.59%
\$150,000 - \$200,000	97	6.66%	397	22.54%	440	24.20%
\$200,000+	51	3.50%	143	8.12%	157	8.64%
<b>Average Household Income</b>	<b>\$90,193</b>		<b>\$119,052</b>		<b>\$121,897</b>	
<b>Median Household Income</b>	<b>\$82,291</b>		<b>\$99,400</b>		<b>\$101,984</b>	



# Demographic Trend Report

1 Mile Radius

**Bldg B**  
810 E Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
Secondary: **Freestanding**  
GLA: **10,800 SF**  
Year Built: **2008**

Total Available: **6,000 SF**  
% Leased: **44.44%**  
Rent/SF/Yr: **\$14.00**



Description	2010		2021		2026	
<b>Population</b>	<b>4,333</b>		<b>5,193</b>		<b>5,355</b>	
Age 0 - 4	330	7.62%	353	6.80%	330	6.16%
Age 5 - 9	348	8.03%	364	7.01%	349	6.52%
Age 10 - 14	336	7.75%	383	7.38%	368	6.87%
Age 15 - 19	321	7.41%	366	7.05%	373	6.97%
Age 20 - 24	210	4.85%	332	6.39%	359	6.70%
Age 25 - 29	268	6.19%	358	6.89%	351	6.55%
Age 30 - 34	320	7.39%	338	6.51%	347	6.48%
Age 35 - 39	398	9.19%	363	6.99%	350	6.54%
Age 40 - 44	357	8.24%	374	7.20%	360	6.72%
Age 45 - 49	335	7.73%	389	7.49%	372	6.95%
Age 50 - 54	320	7.39%	352	6.78%	365	6.82%
Age 55 - 59	253	5.84%	333	6.41%	344	6.42%
Age 60 - 64	200	4.62%	292	5.62%	313	5.85%
Age 65 - 69	137	3.16%	225	4.33%	266	4.97%
Age 70 - 74	87	2.01%	163	3.14%	205	3.83%
Age 75 - 79	51	1.18%	102	1.96%	142	2.65%
Age 80 - 84	31	0.72%	57	1.10%	87	1.62%
Age 85+	33	0.76%	49	0.94%	75	1.40%
<b>Age 15+</b>	<b>3,321</b>	<b>76.64%</b>	<b>4,093</b>	<b>78.82%</b>	<b>4,309</b>	<b>80.47%</b>
<b>Age 20+</b>	<b>3,000</b>	<b>69.24%</b>	<b>3,727</b>	<b>71.77%</b>	<b>3,936</b>	<b>73.50%</b>
<b>Age 65+</b>	<b>339</b>	<b>7.82%</b>	<b>596</b>	<b>11.48%</b>	<b>775</b>	<b>14.47%</b>
<b>Median Age</b>	<b>35</b>		<b>36</b>		<b>38</b>	
<b>Average Age</b>	<b>34.30</b>		<b>36.30</b>		<b>38.00</b>	
<b>Population By Race</b>	<b>4,333</b>		<b>5,193</b>		<b>5,355</b>	
White	3,053	70.46%	3,404	65.55%	3,429	64.03%
Black	861	19.87%	1,179	22.70%	1,282	23.94%
Am. Indian & Alaskan	23	0.53%	27	0.52%	28	0.52%
Asian	325	7.50%	480	9.24%	503	9.39%
Hawaiian & Pacific Islander	5	0.12%	6	0.12%	6	0.11%
Other	61	1.41%	98	1.89%	107	2.00%



**Bldg B**

810 E Louetta Rd, Spring, TX 77373

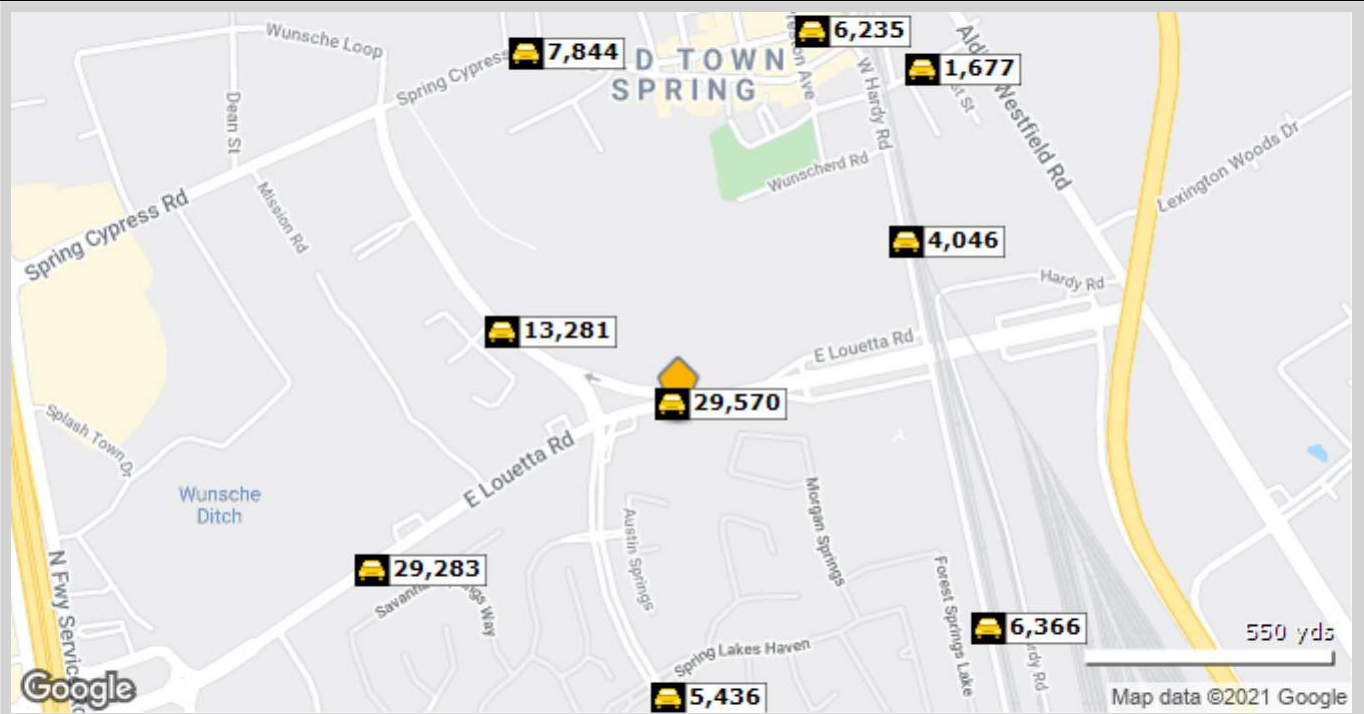
Description	2010		2021		2026	
<b>Population by Race (Hispanic)</b>	<b>962</b>		<b>1,371</b>		<b>1,494</b>	
White	909	94.49%	1,294	94.38%	1,407	94.18%
Black	27	2.81%	41	2.99%	46	3.08%
Am. Indian & Alaskan	9	0.94%	11	0.80%	13	0.87%
Asian	5	0.52%	7	0.51%	8	0.54%
Hawaiian & Pacific Islander	2	0.21%	3	0.22%	3	0.20%
Other	9	0.94%	15	1.09%	17	1.14%
<b>Household by Household Income</b>	<b>1,443</b>		<b>1,744</b>		<b>1,799</b>	
<\$25,000	124	8.59%	123	7.05%	129	7.17%
\$25,000 - \$50,000	231	16.01%	145	8.31%	137	7.62%
\$50,000 - \$75,000	280	19.40%	233	13.36%	227	12.62%
\$75,000 - \$100,000	283	19.61%	242	13.88%	237	13.17%
\$100,000 - \$125,000	277	19.20%	242	13.88%	237	13.17%
\$125,000 - \$150,000	100	6.93%	176	10.09%	187	10.39%
\$150,000 - \$200,000	97	6.72%	362	20.76%	400	22.23%
\$200,000+	51	3.53%	221	12.67%	245	13.62%
<b>Average Household Income</b>	<b>\$90,472</b>		<b>\$129,575</b>		<b>\$133,372</b>	
<b>Median Household Income</b>	<b>\$82,641</b>		<b>\$113,326</b>		<b>\$117,879</b>	



# Traffic Count Report

834 Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Storefront**  
 GLA: **10,000 SF**  
 Year Built: **2022**  
 Total Available: **10,000 SF**  
 % Leased: **0%**  
 Rent/SF/Yr: **Negotiable**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Lexington Blvd	E Louetta Rd	0.01 E	2018	29,570	MPSI	.03
2	Lexington Blvd	Cypresswood Dr	0.11 SE	2018	13,281	MPSI	.25
3	Lexington Dr	Cypresswood Dr	0.03 NW	2018	5,436	MPSI	.35
4	W Hardy Rd	Spring School Rd	0.12 N	2018	4,046	MPSI	.38
5	E Louetta Rd	Whitewood Dr	0.29 SW	2018	29,283	MPSI	.43
6	W Hardy Rd	E Cypresswood Dr	0.24 S	2018	6,366	MPSI	.48
7	Spring Cypress Rd	Brandt Rd	0.12 E	2018	7,844	MPSI	.52
8	Main St	Preston Ave	0.02 W	2018	6,235	MPSI	.54
9	Spring School Rd	Aldine Westfield Rd	0.08 E	2018	1,728	MPSI	.56
10	Spring School House Rd	2nd St	0.02 SW	2014	1,677	MPSI	.56



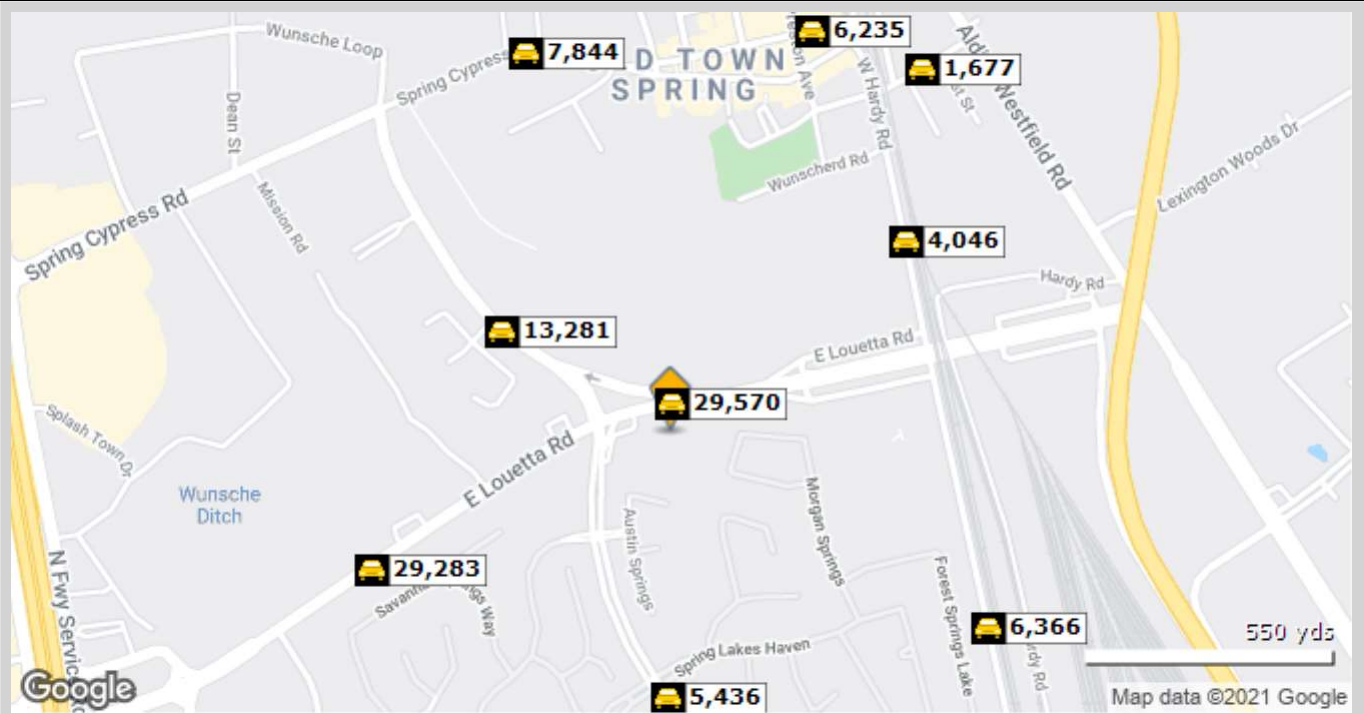


# Traffic Count Report

## Bldg B

810 E Louetta Rd, Spring, TX 77373

Building Type: **General Retail**  
 Secondary: **Freestanding**  
 GLA: **10,800 SF**  
 Year Built: **2008**  
 Total Available: **6,000 SF**  
 % Leased: **44.44%**  
 Rent/SF/Yr: **\$14.00**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Lexington Blvd	E Louetta Rd	0.01 E	2018	29,570	MPSI	.04
2	Lexington Blvd	Cypresswood Dr	0.11 SE	2018	13,281	MPSI	.25
3	Lexington Dr	Cypresswood Dr	0.03 NW	2018	5,436	MPSI	.34
4	W Hardy Rd	Spring School Rd	0.12 N	2018	4,046	MPSI	.39
5	E Louetta Rd	Whitewood Dr	0.29 SW	2018	29,283	MPSI	.42
6	W Hardy Rd	E Cypresswood Dr	0.24 S	2018	6,366	MPSI	.48
7	Spring Cypress Rd	Brandt Rd	0.12 E	2018	7,844	MPSI	.52
8	Main St	Preston Ave	0.02 W	2018	6,235	MPSI	.55
9	Spring School Rd	Aldine Westfield Rd	0.08 E	2018	1,728	MPSI	.57
10	Spring School House Rd	2nd St	0.02 SW	2014	1,677	MPSI	.57

