

FOR LEASE

PLAZA AT T C JESTER

11616 T C JESTER BLVD
HOUSTON, TX 77067



SHAWN ACKERMAN
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PROPERTY HIGHLIGHTS

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SPACE FOR LEASE

SUITE 100-B	2,100 SF	SHELL
SUITE 200	1,800 SF	SHELL
SUITE 300	1,800 SF	SHELL
SUITE 700	2,100 SF	2nd Gen Pharmacy

RENTAL RATE: \$30-32 PSF

NNN: \$7.50 PSF

PROPERTY HIGHLIGHTS

- Close to major corporations and Bush Airport
- Excellent visibility
- Outside of 100 & 500 YR Flood Plain



14,296 VPD

TRAFFIC COUNT ON
T C JESTER BLVD



17,952 VPD

TRAFFIC COUNT ON
GEARS RD



STREET VIEW



STREET VIEW



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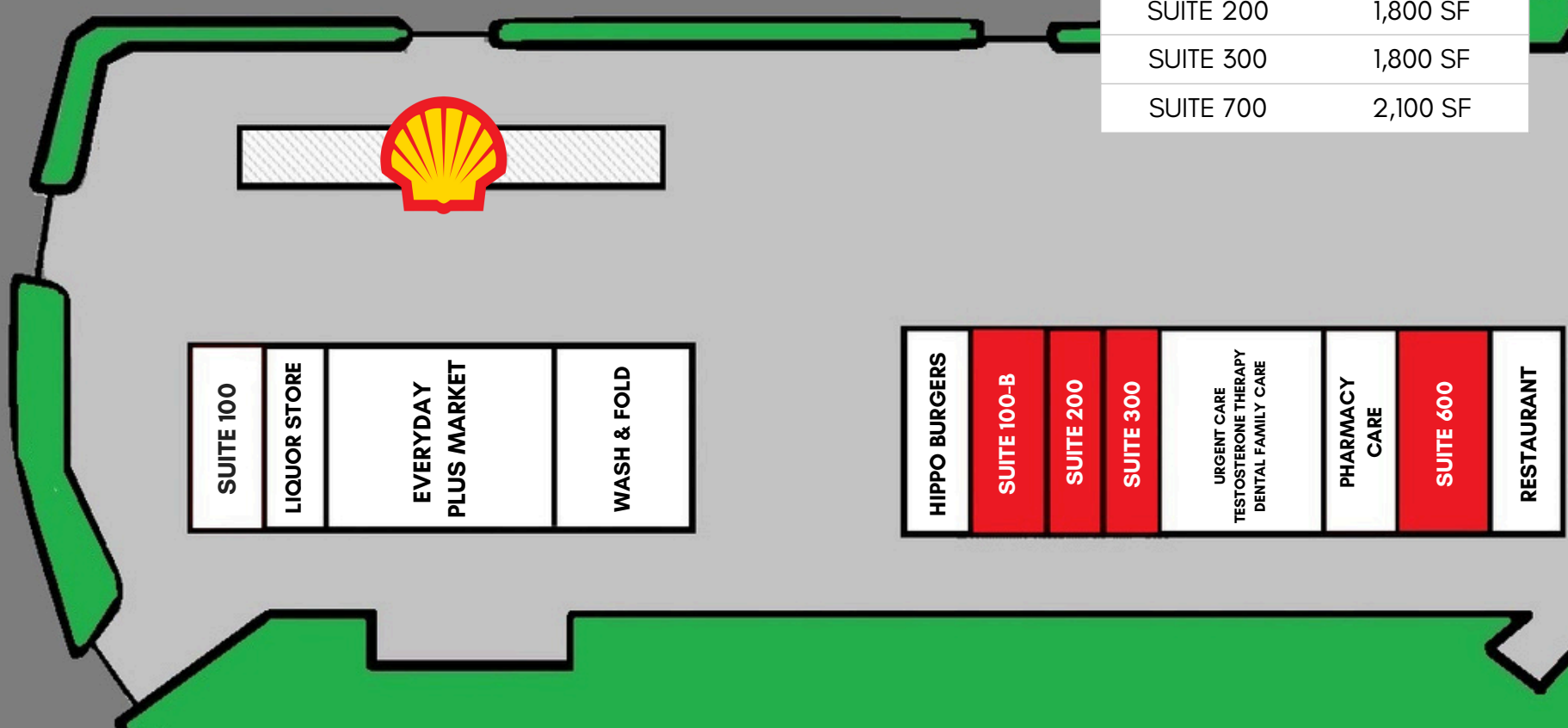
SITE PLAN

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T C JESTER BLVD

SUITE	AVAILABLE
SUITE 100-B	2,100 SF
SUITE 200	1,800 SF
SUITE 300	1,800 SF
SUITE 700	2,100 SF

RIDGE HOLLOW DR



SUITE 100	LIQUOR STORE	EVERYDAY PLUS MARKET	WASH & FOLD
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HIPPO BURGERS	SUITE 100-B	SUITE 200	SUITE 300	URGENT CARE TESTOSTERONE THERAPY DENTAL FAMILY CARE	PHARMACY CARE	SUITE 600	RESTAURANT
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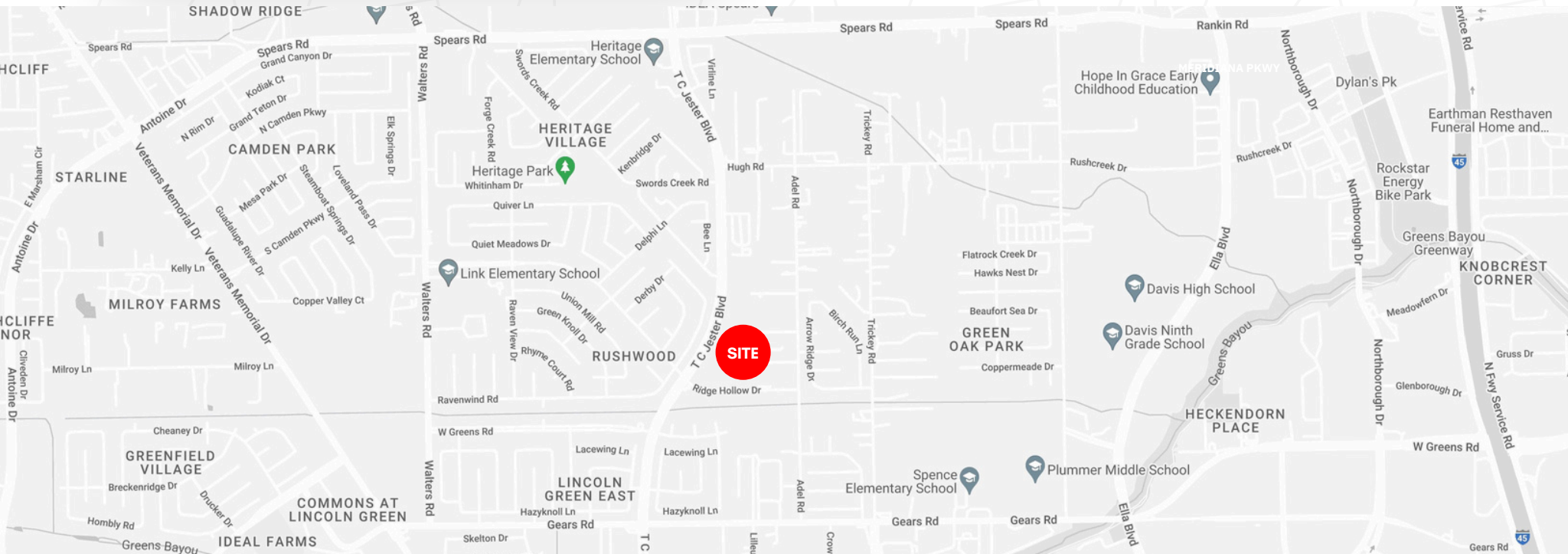



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AREA DEMOGRAPHICS

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2022 ESTIMATED POPULATION

1 MILE	18,281
3 MILES	122,451
5 MILES	326,766



2022 ESTIMATED HOUSEHOLDS

1 MILE	5,238
3 MILES	37,050
5 MILES	103,986



2022 ESTIMATED AVERAGE HOUSEHOLD INCOME

1 MILE	\$85,296
3 MILES	\$77,280
5 MILES	\$72,092



2022 ESTIMATED TOTAL BUSINESSES

1 MILE	343
3 MILES	3,561
5 MILES	14,703



2022 ESTIMATED TOTAL EMPLOYEES

1 MILE	2,754
3 MILES	36,457
5 MILES	149,280



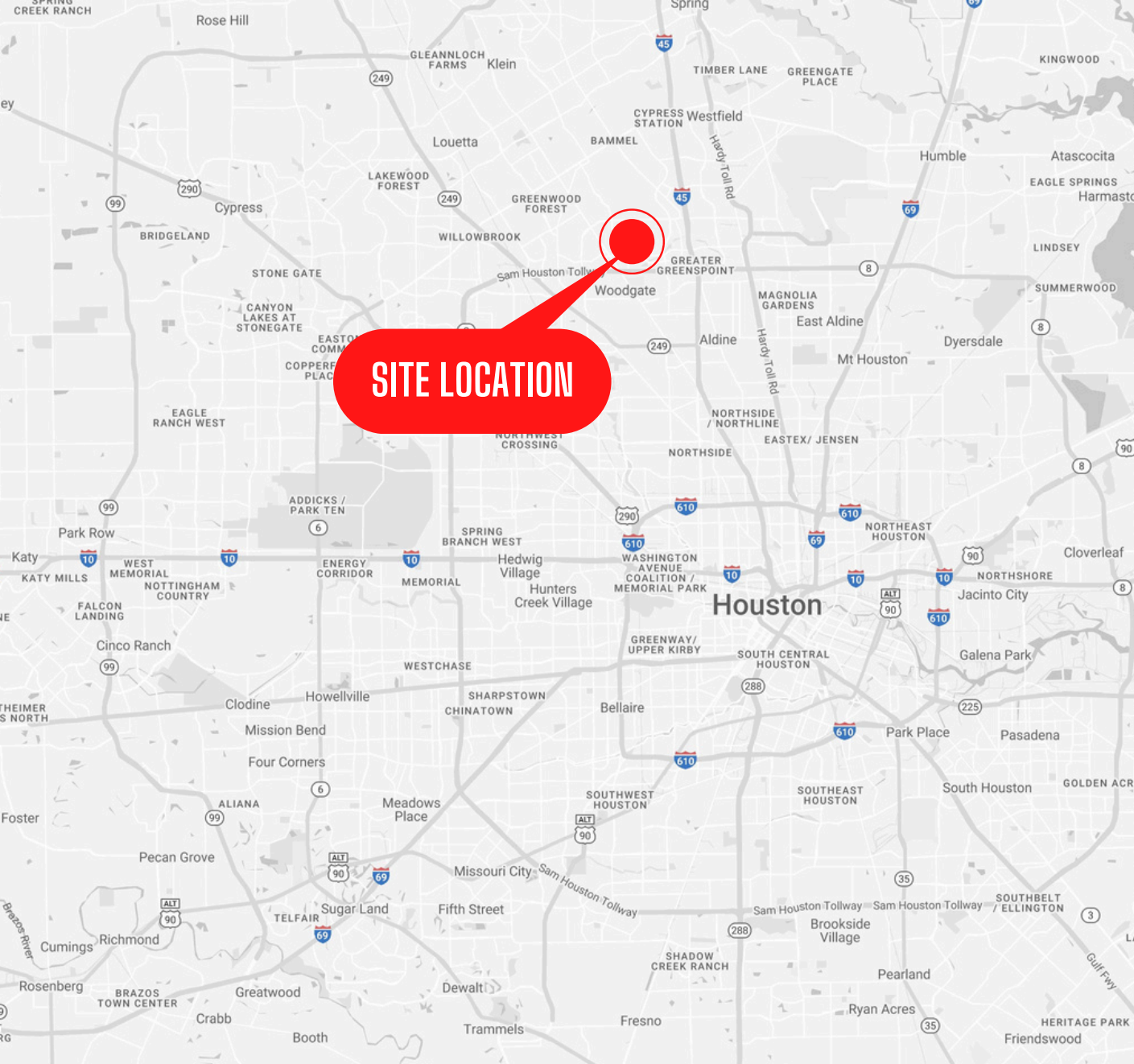
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CONTACT OUR TEAM

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