

PEARLAND MEDICAL PLAZA 2

10907 Memorial Hermann Drive | Pearland, Texas 77584



Building Features

- 4-story, class A outpatient medical building
- Desirable location just off Highway 288 and minutes from Beltway 8
- On campus of the Memorial Hermann Pearland Hospital
- Over 566,876 households within 20 minutes
- Free surface parking
- Generous construction allowances
- 2nd generation medical suites + shell space available
- Covered patient drop-off



Premier Location

Healthcare

76%

Private
Insurance

\$9.7k

Healthcare
Spending

82%

Doctor Visits
in 2023

Economics

35

Median
Age

\$45k

Per Household
Income

Employment

9%

Service
Employment

11%

Blue Collar
Employment

80%

White Collar
Employment

Population

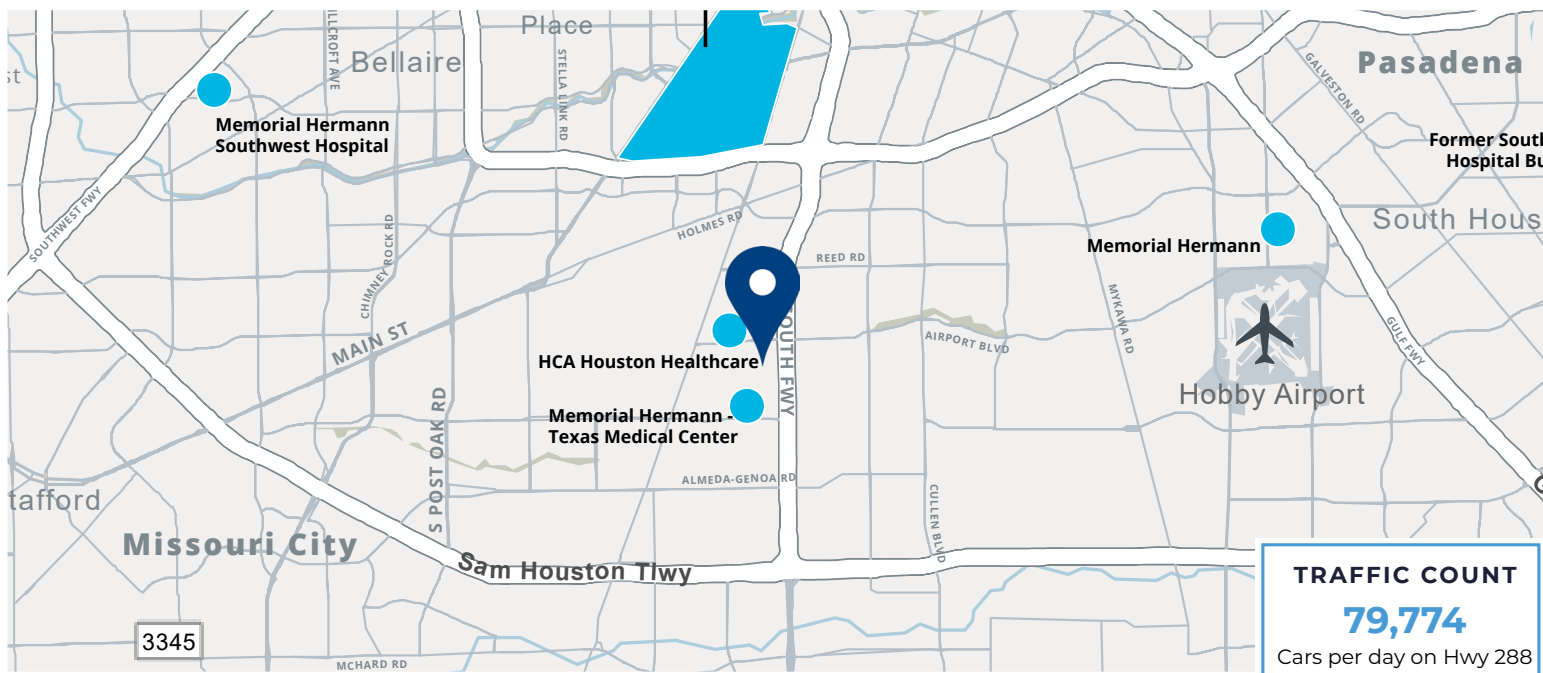
84k

Total
Population

73k

Total Daytime
Population

*Demographics is within 3 miles of the property



Leasing Information:

Ashley Byrd, SVP

713.490.3785

Ashley.Byrd@transwestern.com



TRANSWESTERN

Healthpeak®

DOC
SYSTEMS
NYSE