

5020 LOUETTA RD

Spring, TX 77379

RETAIL PROPERTY FOR LEASE



PROPERTY DESCRIPTION

Explore the potential of this second-generation retail vacancy, available for lease at 5020 Louetta Rd, Spring, TX 77379. Boasting a versatile layout and ample square footage, this space offers an exciting opportunity for businesses to establish their presence. With existing infrastructure in place, including fixtures and fittings, tenants can envision their brand seamlessly integrated into the space. The property's high visibility, prime location, and proximity to major thoroughfares make it an attractive choice for retailers seeking a strategic presence.

PROPERTY HIGHLIGHTS

Second Generation Retail

- Utilities in place
- Move-in ready
- Ample parking

OFFERING SUMMARY

Lease Rate:	\$13.00 SF/yr (NNN)
Number of Units:	7
Available SF:	1,600 - 1,835 SF
Lot Size:	27,775 SF
Building Size:	10,230 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	4,330	37,845	101,739
Total Population	12,857	108,906	290,583
Average HH Income	\$120,705	\$123,191	\$110,785

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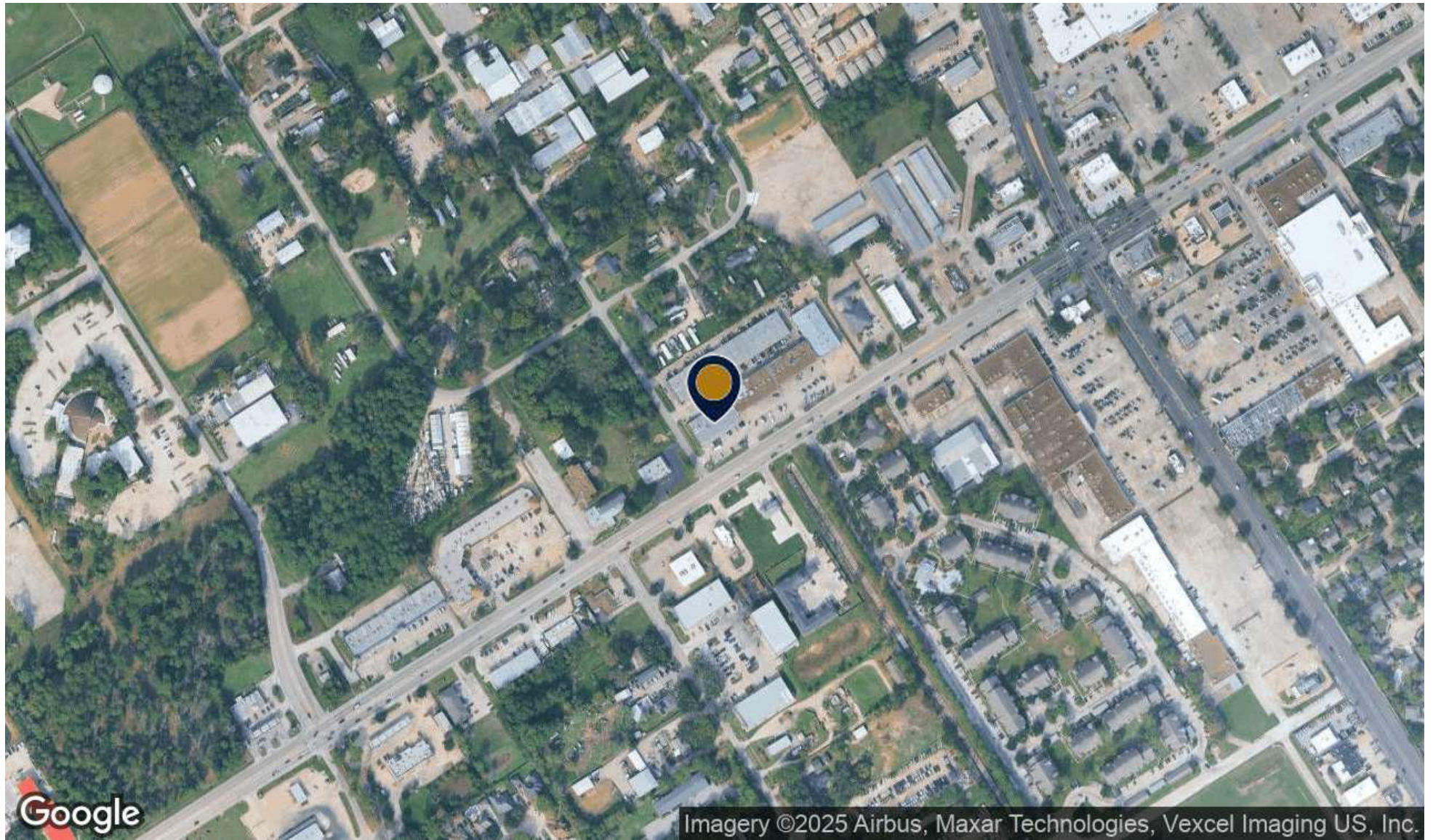
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Lease Rate

\$13.00 SF/YR

LOCATION INFORMATION

Street Address	5020 Louetta Rd
City, State, Zip	Spring, TX 77379
County	Harris

BUILDING INFORMATION

Building Size	10,230 SF
Building Class	B
Number of Floors	1
Year Built	2000
Number of Buildings	1

PROPERTY INFORMATION

Property Type	Retail
Property Subtype	Street Retail
Lot Size	27,775 SF
APN #	1163090000002

PARKING & TRANSPORTATION

UTILITIES & AMENITIES

Restrooms	0
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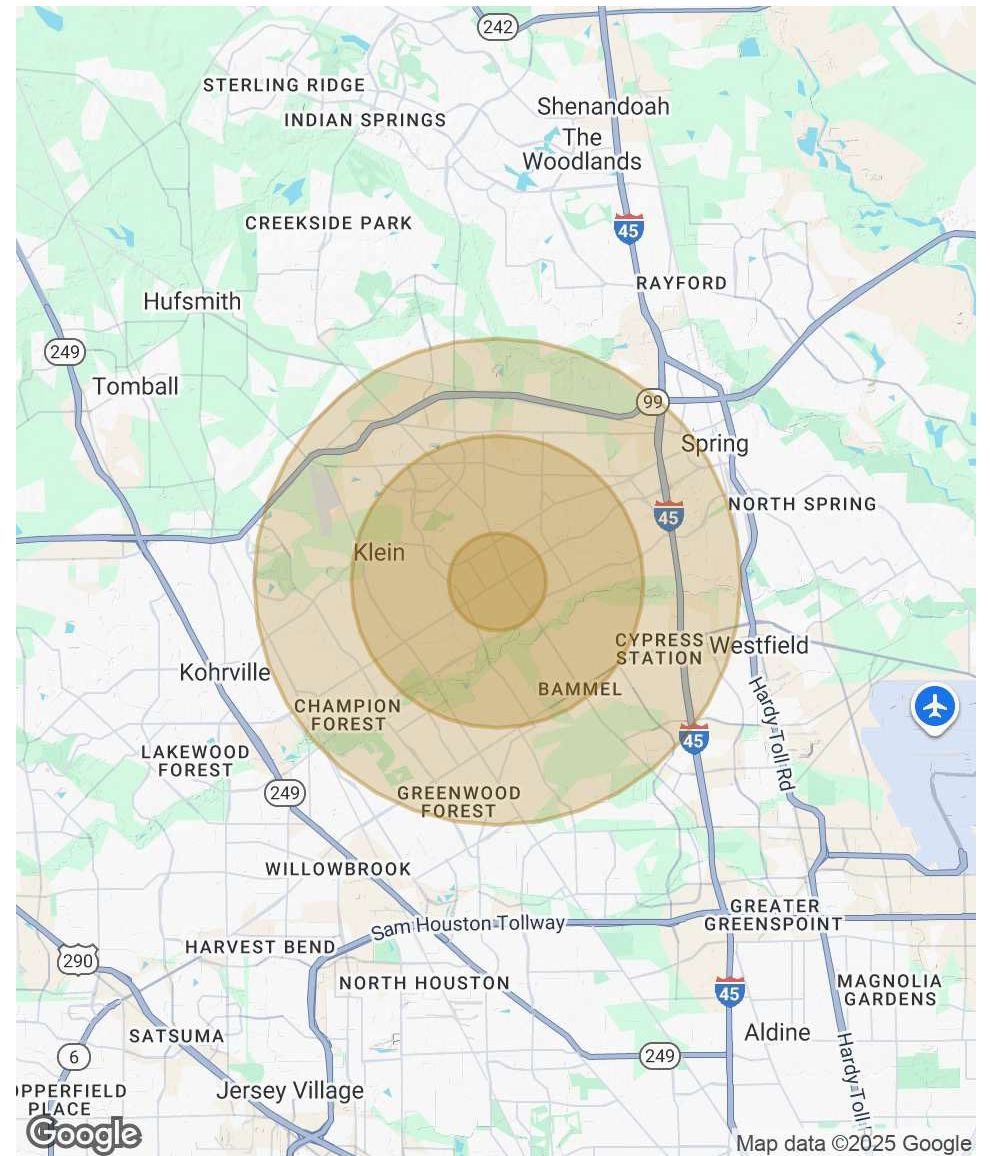
POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	12,857	108,906	290,583
Average Age	39	39	37
Average Age (Male)	37	38	36
Average Age (Female)	40	40	38

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	4,330	37,845	101,739
# of Persons per HH	3	2.9	2.9
Average HH Income	\$120,705	\$123,191	\$110,785
Average House Value	\$322,369	\$352,109	\$313,649

Demographics data derived from [AlphaMap](#)



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