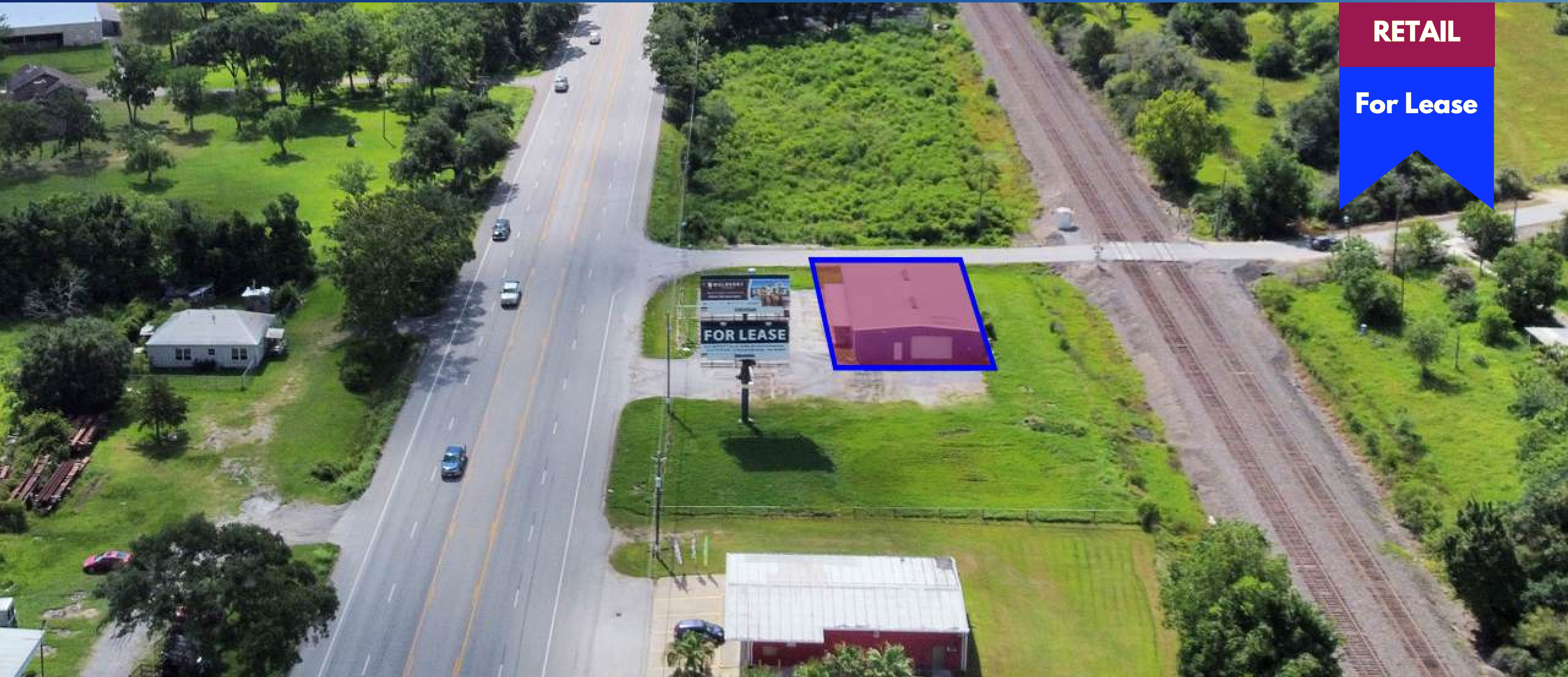


RETAIL

For Lease



FARID CHATUR

(832) 685-2739

APEXREALTORS.COM

@apexrealtors **farid@apexrealtors.com**

**5444 WESTHEIMER RD. SUITE 1620,
HOUSTON TX, 77056**

UNIT SIZE

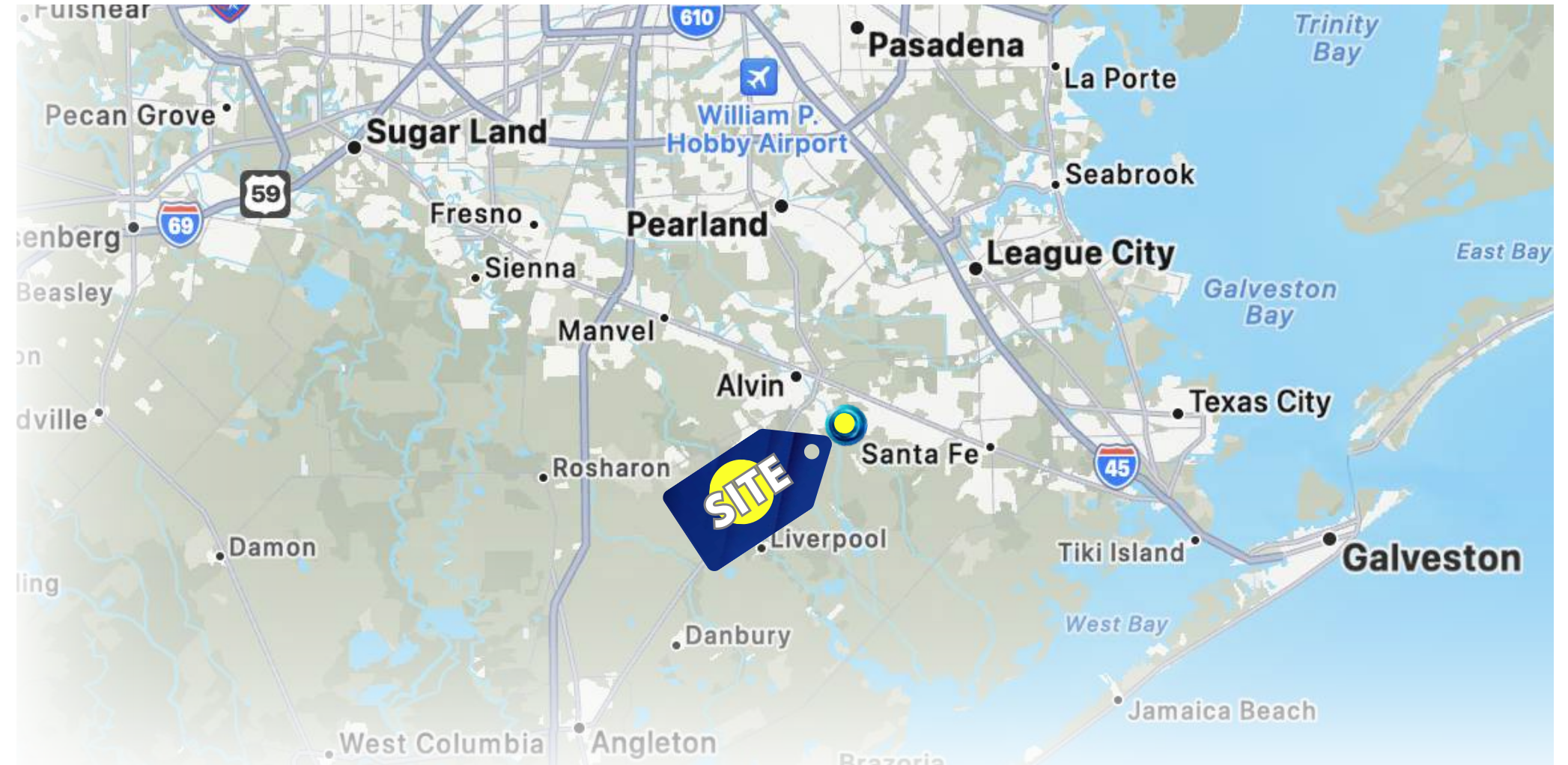
4000 Sq.Ft.

PRICE

\$470,000 (\$118/SF)

HIGHLIGHTS

- Prime Corner Lot
- Great Visibility
- 4000 SF Building, perfect for any retail use, dealership, warehouse, industrial, or showroom.



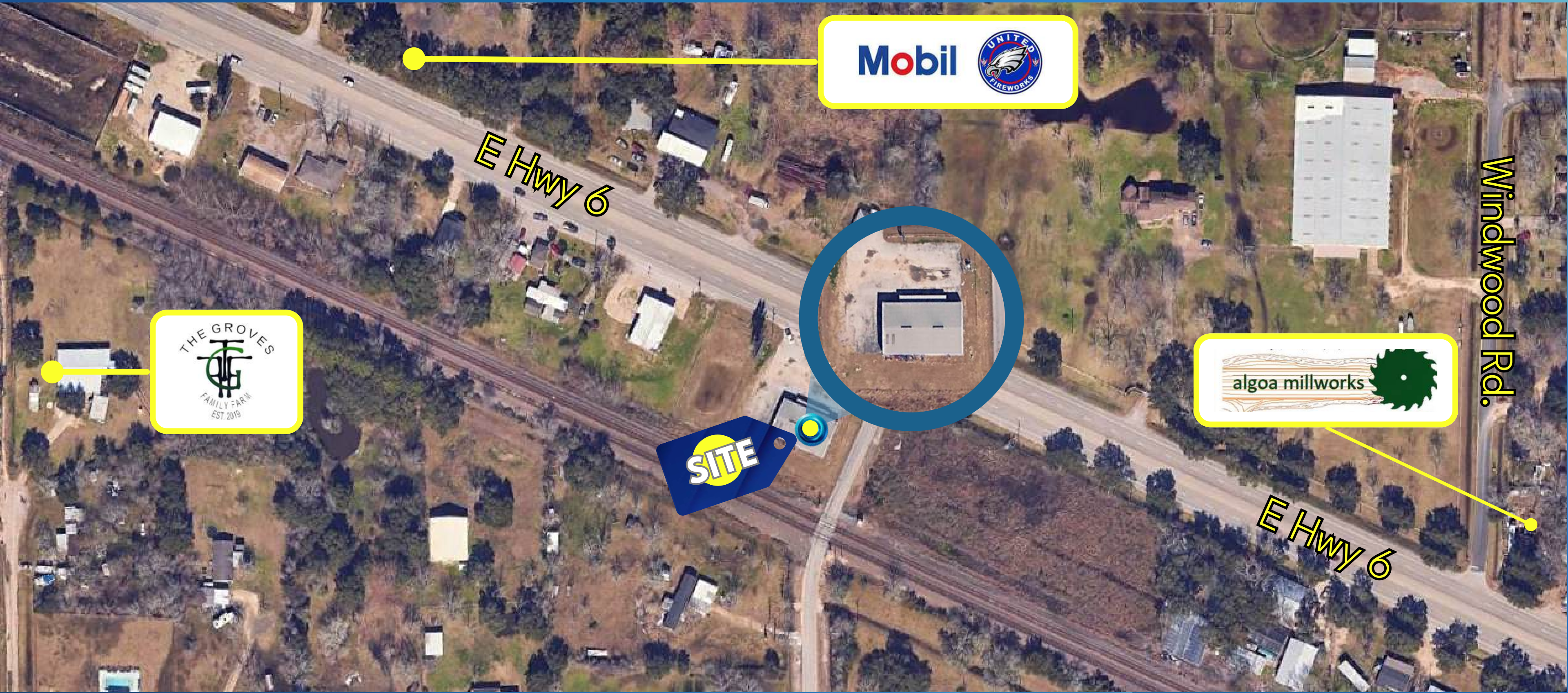
TRAFFIC COUNTS

TX 45;RM 620 14,790 VPD

E Hwy 6 13,641 VPD

DEMOGRAPHICS

	1 mile	3 mile
Population	925	14,322
Median HH Income	\$101,786	\$66,521
Population Growth '23-'28	↑ 7.46%	↑ 8.64%



Mobil 

THE GROVES

FAMILY FARM
EST. 2019

alga millworks 

SITE

Windwood Rd.

E Hwy 6

E Hwy 6



6

WAL*MART SUPERCENTER

Holiday Inn Express & Suites

JOE'S BAR-B-Q

HABANERO FRESH MEXICAN FOOD

THE HOME DEPOT

Chick-fil-A

Olive Garden ITALIAN KITCHEN

goodwill

35

H-E-B

planet fitness

ALDI

TSC TRACTOR SUPPLY CO

Kroger

BUSY BEE CAFE A Texas Tradition OPEN 24 HOURS

6

35







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