

For Sale 4425 Harrisburg Blvd

±1.86 acres

NWC of Harrisburg Blvd & Super St Houston, TX 77011

EXECUTE CONFIDENTIALITY AGREEMENT



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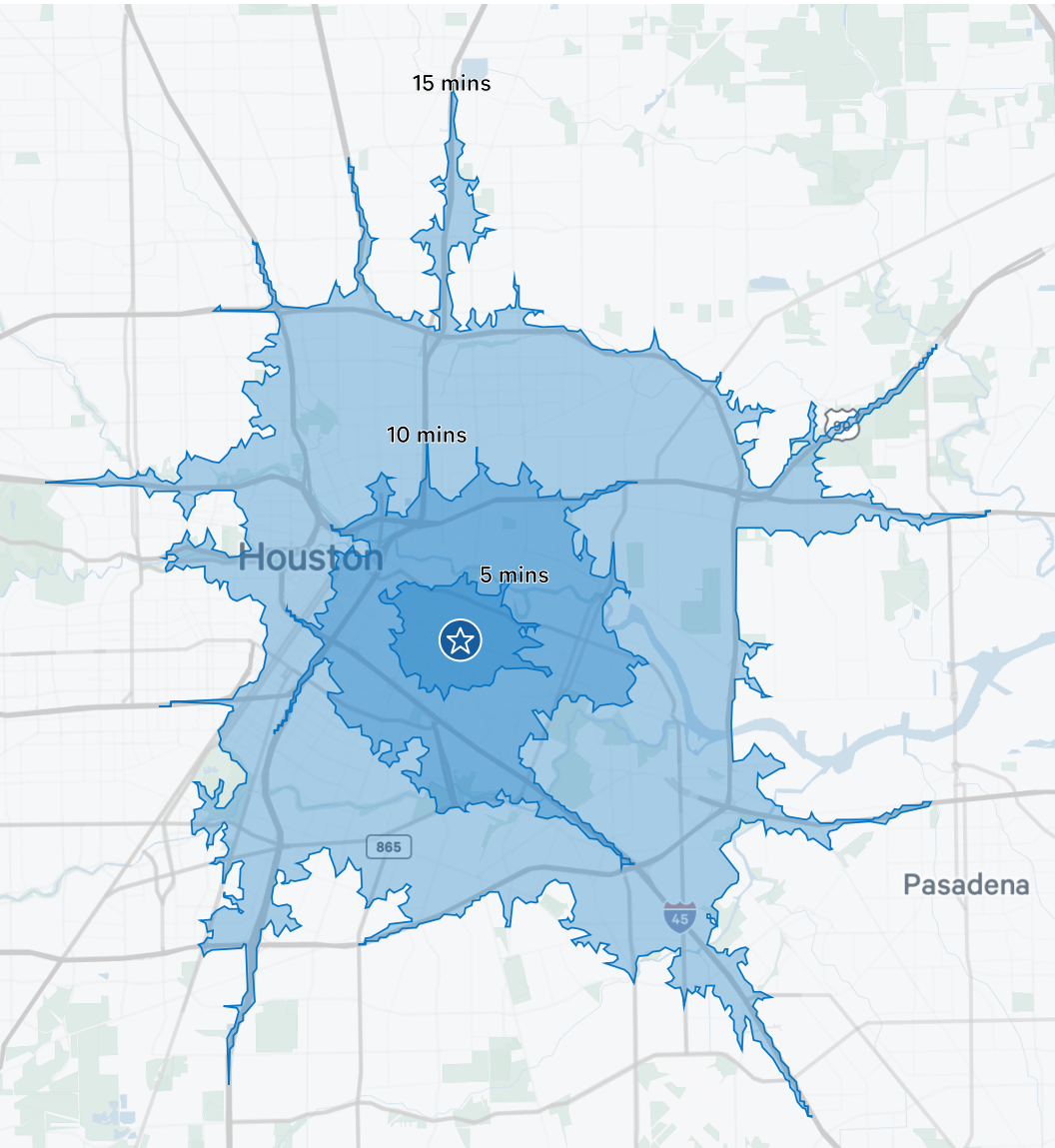
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Commute & Demographics



Drive Times	Minutes
Downtown Houston	9
Texas Medical Center	14
Uptown/Galleria	20

Property Information

Location

- NWC of Harrisburg Blvd and Super St
- Just east of the vibrant EaDo neighborhood

Property Information

- ± 1.86 acres
- Potential cross-access with neighboring developments
- Outside of floodplain
- Detention required on-site
- Total tax rate \$2.164811 (2023)
- HISD (Lantrip Elementary School, Navarro Middle School, Austin High School)

Surrounding Area

- Less than 2 miles from East River, the 150 acres mix-use development
- Proximity to major thoroughfares such as US 59, SH 288, I-45, and US 90

Price

Call Broker for Pricing



Commute

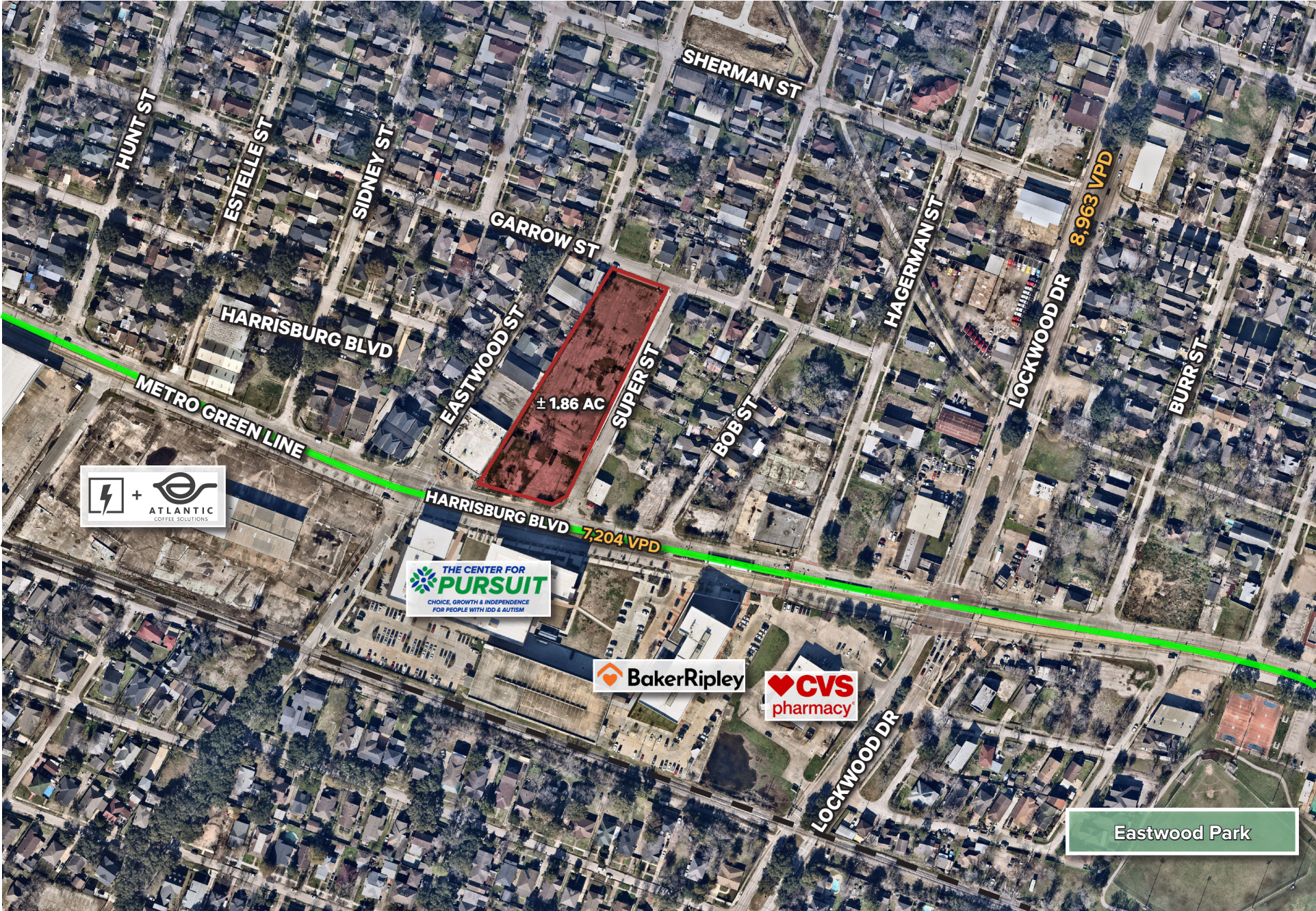
Traffic Counts	Vehicles Per Day
SH 288	155,097
US 90	27,700
I-45	186,951
US 59	156,523



2023 Demographics

Population Summary	1-Miles	3-Miles	5-Miles
Population	16,344	151,447	394,984
Median Age	35.3	32.6	34.1
Average Household Income	\$68,734	\$87,649	\$104,637
Average Home Value	\$316,394	\$288,343	\$303,128
College Degree or Higher	27.5%	36.6%	42.9%

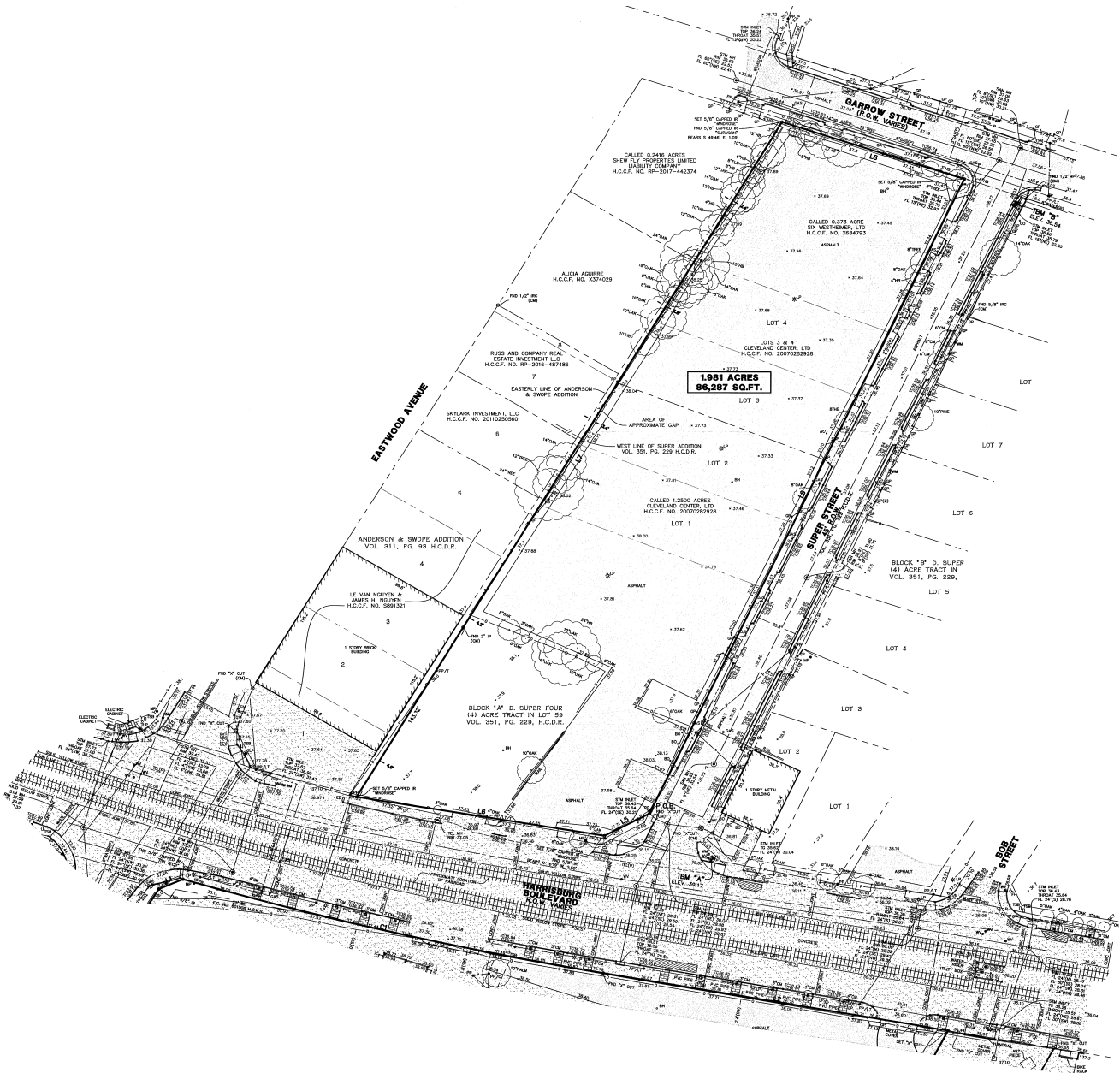
Property Aerial



Property Aerial



Property Survey



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Contact Us

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