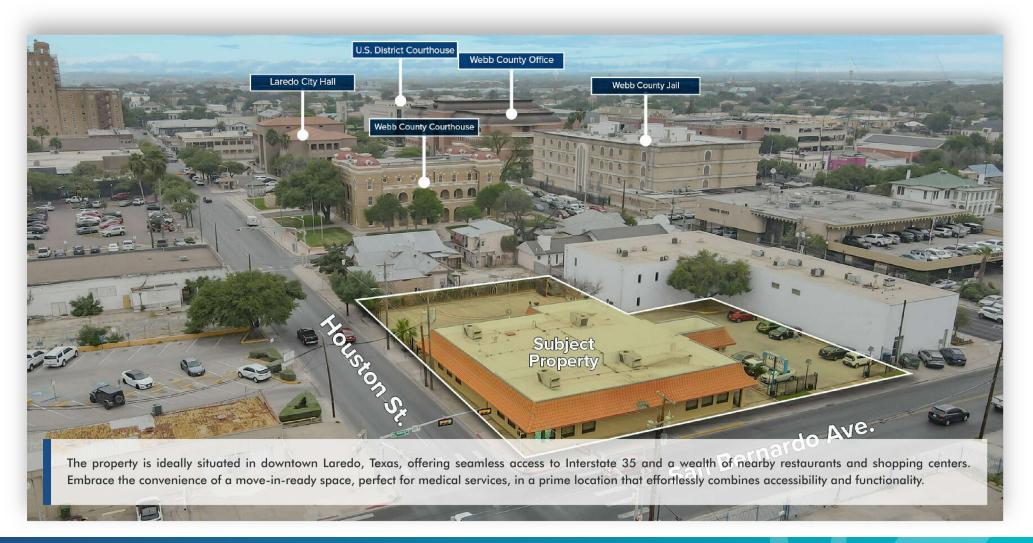


FOR LEASE

Laredo, TX 78040



KAYLA ALVARADO 956.693.1801 kalvarado@killamco.com KILLAM DEVELOPMENT

4320 University Blvd Laredo, TX 78041 956.570.1000 | www.killamdevelopment.com



Laredo, TX 78040



#### **PROPERTY SUMMARY**

#### **PROPERTY DESCRIPTION**

Discover a remarkable opportunity within the 6,463 SF of this property, perfectly suited for medical or professional services. With a prime location in downtown Laredo, Texas this space presents a seamless blend of functionality and style, offering a move-in-ready setup that caters to a wide range of business needs. Embrace the advantages of easy access to Interstate 35, making commuting a breeze for employees and visitors alike.

#### **PROPERTY HIGHLIGHTS**

- Move-in-ready 6,463 SF space
- Ideal for medical or professional services
- Prime location in downtown Laredo
- Easy access to Interstate 35
- Ample parking for employees and visitors
- Prominent visibility for business branding

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,868	27,660	52,217
Total Population	14,417	84,555	168,946
Average HH Income	\$40,666	\$54,709	\$69,441





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LEASE SPACES

#### **AVAILABLE SPACES**

_	SUITE	TENANT	SIZE (SF)	LEASE TYPE
	916 Houston St.	Available	6,462 SF	NNN

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