

**MED-SPA WITH GREAT STREETVIEW
SIGNAGE NOW AVAILABLE**

**IMMIGRATION/LAW OFFICE NOW
AVAILABLE**

3700 S. GESSNER RD.

HOUSTON, TX 77063

**RETAIL SHOPPING CENTER WITH A DIVERSE MIX OF DINING, PROFESSIONAL AND
RETAIL SERVICES.**

WENDELL NAULT

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2022 NEW AVAILABILITY AT WESTCHASE PLAZA: FORMER MED-SPA AND LAW OFFICE (NOW LEASING) WESTCHASE PLAZA | 3700 S. GESSNER RD., HOUSTON, TX 77063



PROPERTY DESCRIPTION

Tenants include Kinder City Daycare, Louisiana Fried Chicken, Subway and Houston Training School. Creative loft, call center, fitness, restaurant, medical, salon and daycare spaces are available. Ideal for office employees with children - surrounding tenants include daycare center, gas station, laundry, pharmacy, salon, and multiple dining options. Additional Features for 2nd floor office with 6,000 SF: Private elevator, building signage available with facility naming rights, private rear entrance, ample parking and customizable interior.

PROPERTY HIGHLIGHTS

- One block away from Westpark Tollway entrance
- Minutes to Beltway 8, Hwy 59 & Interstate 10

OFFERING SUMMARY

Available SF:	1,125 sf 2nd Generation Restaurant Available 5,396 SF
Lot Size:	
Building Size:	50,394 SF
Vehicles Per Day:	58850
Major Tenants:	Subway, Simply Greek, Houston Training Schools, Brenda's Taqueria, Louisiana Famous Fried Chicken and H

DEMOGRAPHICS

	5 MILES	3 MILES	1 MILE
Average HH Income	\$71,942	\$66,333	\$50,576
Total Population	529,607	185,878	26,619
Total Households	209,446	77,555	11,345

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LEGEND

Available

Unavailable

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AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
Suite 3720A	Available	5,396 SF	NNN	Negotiable	-
Suite 3740	Available	1,973 SF	NNN	Negotiable	-

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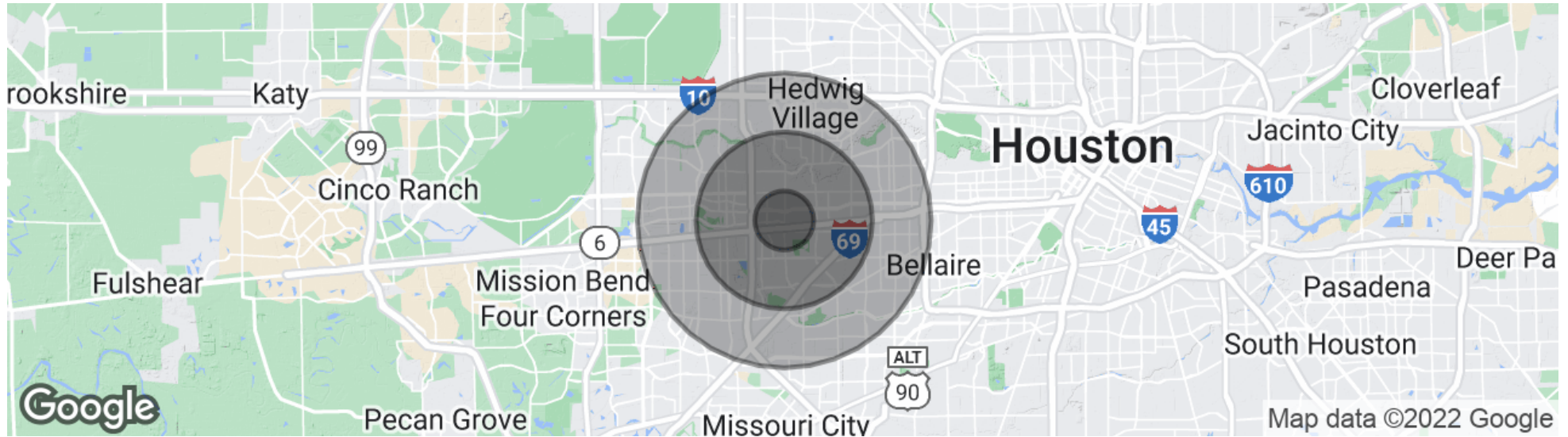
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**POPULATION**

	5 MILES	3 MILES	1 MILE
Total population	529,607	185,878	26,619
Median age	33.1	33.0	30.2
Median age (Male)	32.4	32.3	29.9
Median age (Female)	33.9	34.0	31.7

HOUSEHOLDS & INCOME

	5 MILES	3 MILES	1 MILE
Total households	209,446	77,555	11,345
# of persons per HH	2.5	2.4	2.3
Average HH income	\$71,942	\$66,333	\$50,576
Average house value	\$306,320	\$284,811	\$147,335

* Demographic data derived from 2010 US Census

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