

Gemini I

1045 Gemini St, Houston, TX 77058

www.cbre.com/properties

Up to 12,063 RSF Contiguous Available



Building owned and managed by
HEALTHCARE REALTY



Property Highlights

- ✚ 40,214 SF, Two-story Medical Office Building
- ✚ Monument signage available
- ✚ Easy access to I-45 (Gulf Freeway)
- ✚ Parking ratio: 3.50/1,000
- ✚ Located less than 2 miles from
HCA Houston Healthcare Clear Lake

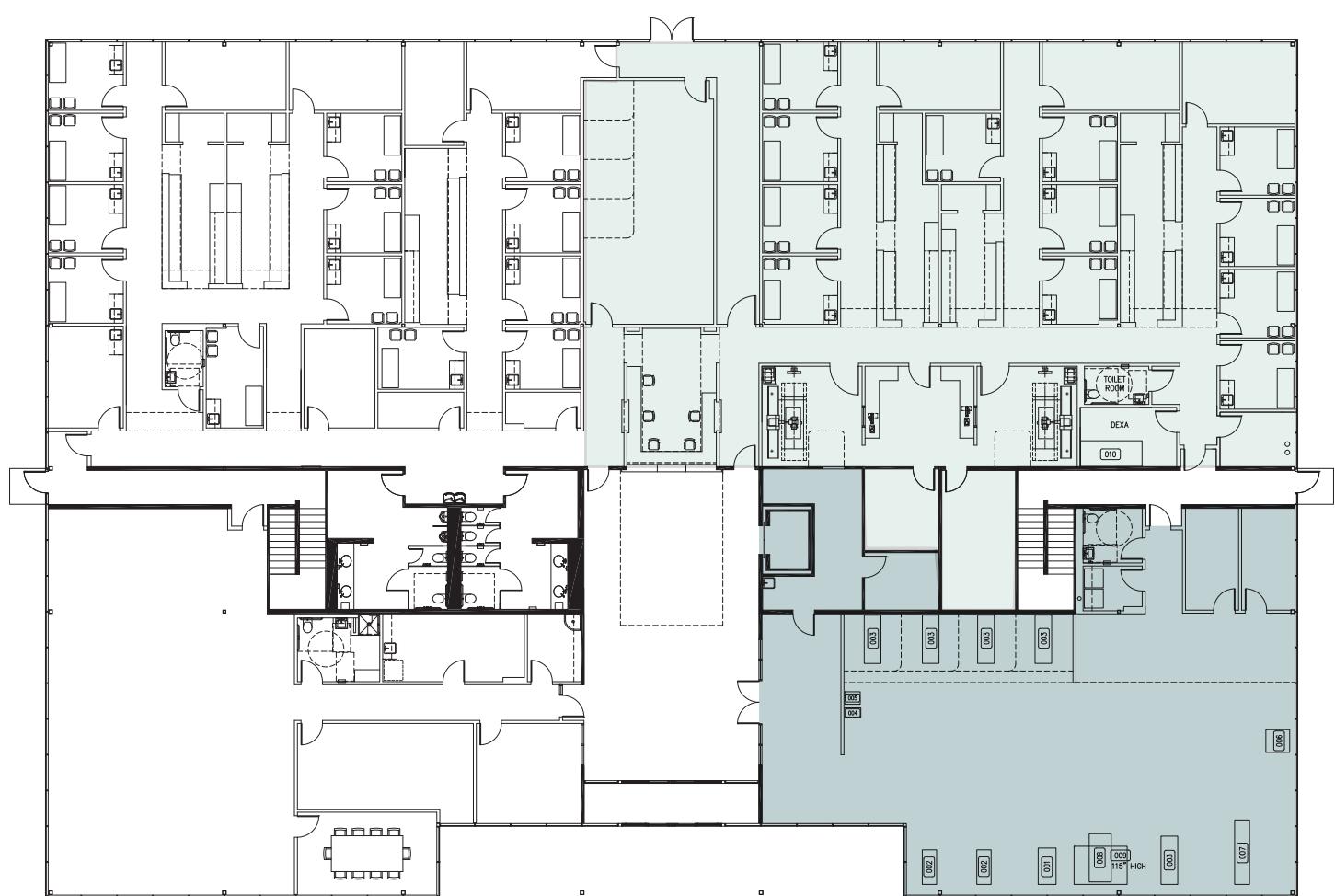
Demographics

	1 MILE	3 MILES	5 MILES
Population - Estimated 2024	14,962	77,287	188,610
Population - 5-Year Projection	14,975	78,416	191,275
Median Age - Estimated 2024	33.8	37.3	38.6
Average Household Income - Estimated 2024	\$79,136	\$109,866	\$126,463

For Lease

SUITE 100 - 3,691-10,077 RSF

6,386 RSF



3,691 RSF

*Floor can be subdivided**

SUITE 210 - 12,063 RSF

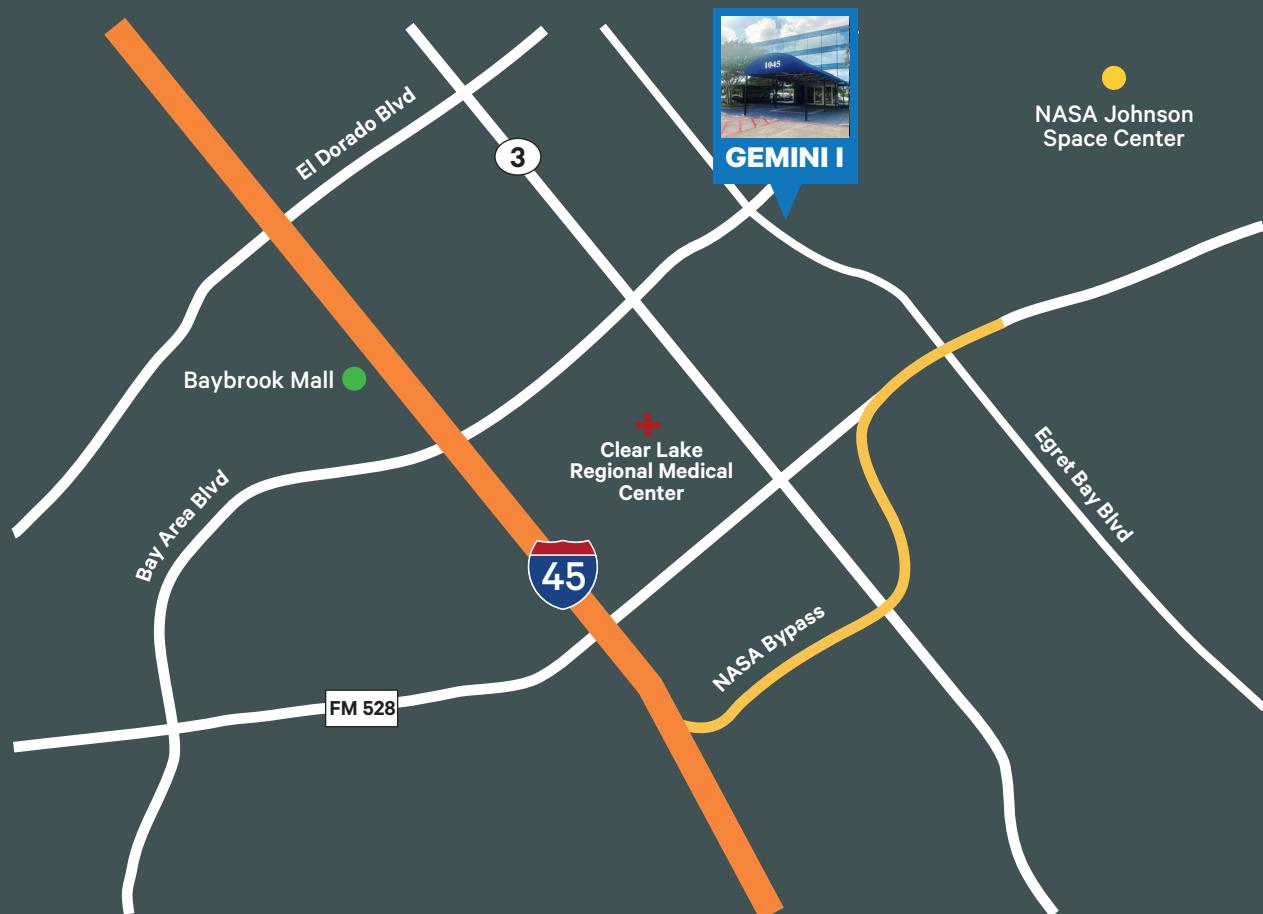
SUITE 210

12,063 RSF

Available 1/31/2026



LEASED



Contact Us

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