

FOR LEASE



**APEX
REALTORS**

5444 Westheimer Rd. Suite 1620,
Houston TX, 77056

832-685-2739

APEXREALTORS.COM

6404 N Eldridge Pkwy,

Houston,

TX 77041

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Property Information

Available	6940 SF
Former use: Former Firestation , Flex/Retail Use	
Rental Rate \$22 psf/yr	NNN EST. \$9 psf/yr



Property Highlights

- Great Visibility off Eldridge Parkway.
- Multiple Drive-Thru Bay Doors (4 front + 3 rear)
- Large Generator On-Site.
- Lots of Frontage.



Demographics

Population (2025)	1 mi. - 9,240
	3mi. - 85,005
Average Household Income	1 mi. - \$92,291
	3mi. - \$74,155
Traffic Counts	Eldridge Pkwy 34,592VPD



For more information

DINESH RATWANI

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407-764-2144



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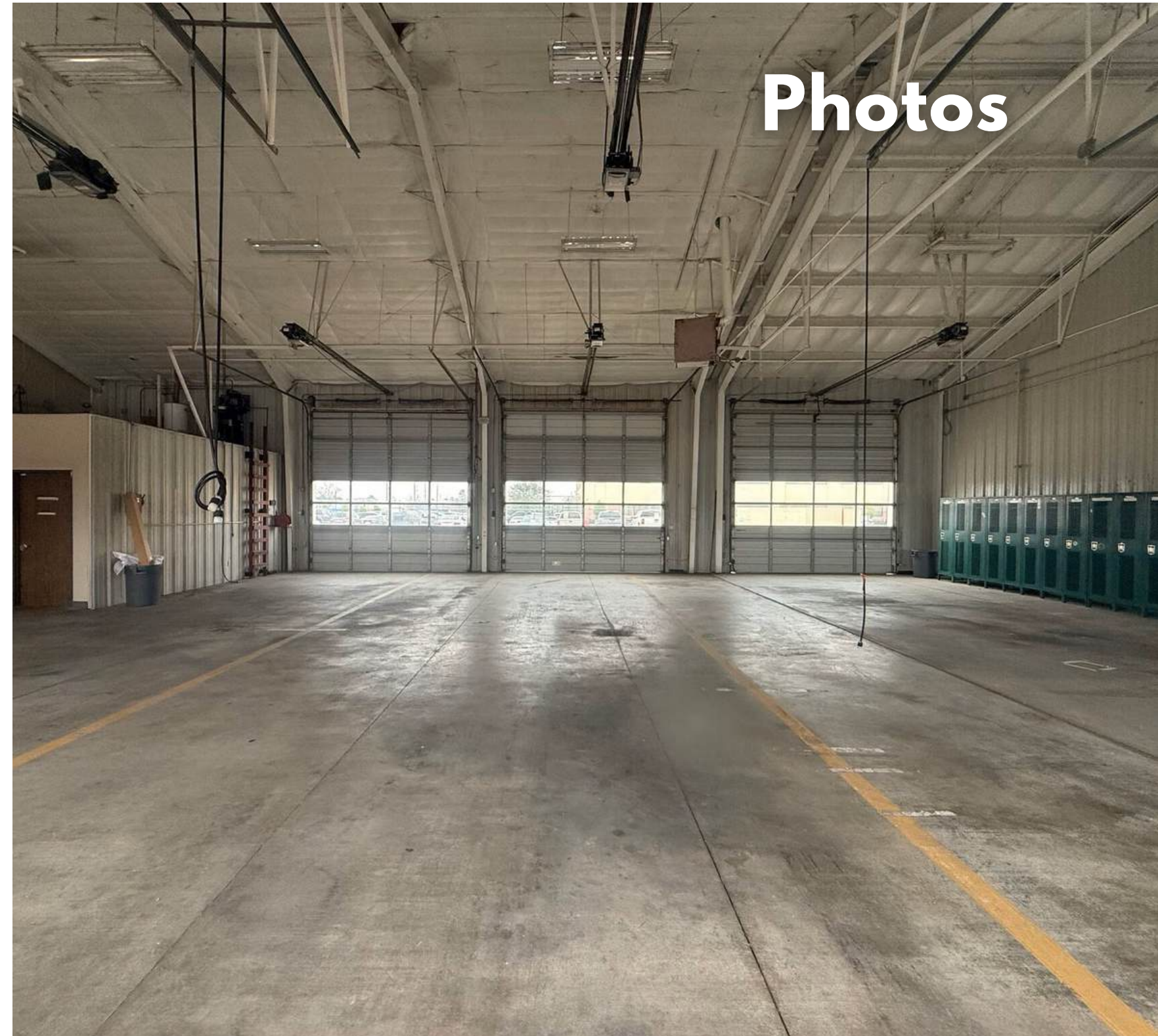
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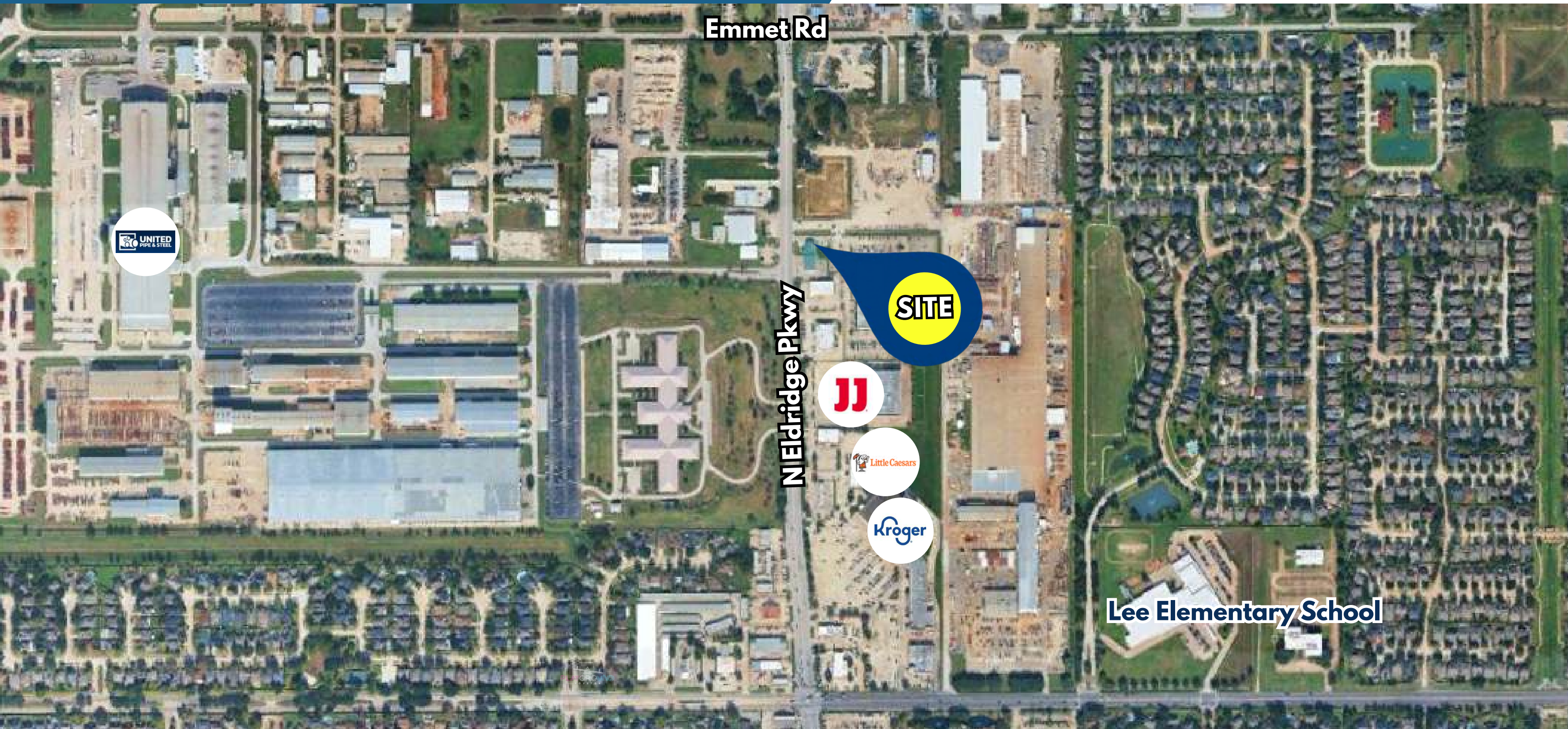
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