

SITE DESCRIPTION

- Excellent Visibility across from HEB
- Serves a collection of Houston's most affluent neighborhoods: Tanglewood, the Memorial Villages, and Briargrove.
- Daytime population of 200,000+ brought about by dense residential population and the 30+ million SF office space in the submarket

POPULATION ESTIMATE (2018)

1 mile: **27,942**
3 mile: **189,808**
5 mile: **524,773**

AVG HOUSEHOLD INCOME (2018)

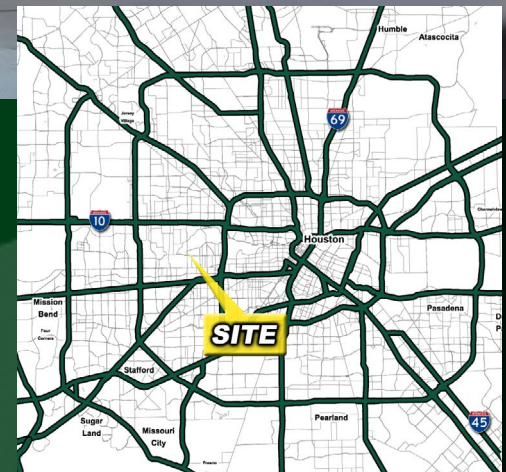
1 mile: **\$127,882**
3 mile: **\$117,031**
5 mile: **\$118,140**

TOTAL DAYTIME POPULATION (2018)

1 Mile: **42,574**
3 Mile: **300,601**
5 Mile: **740,599**

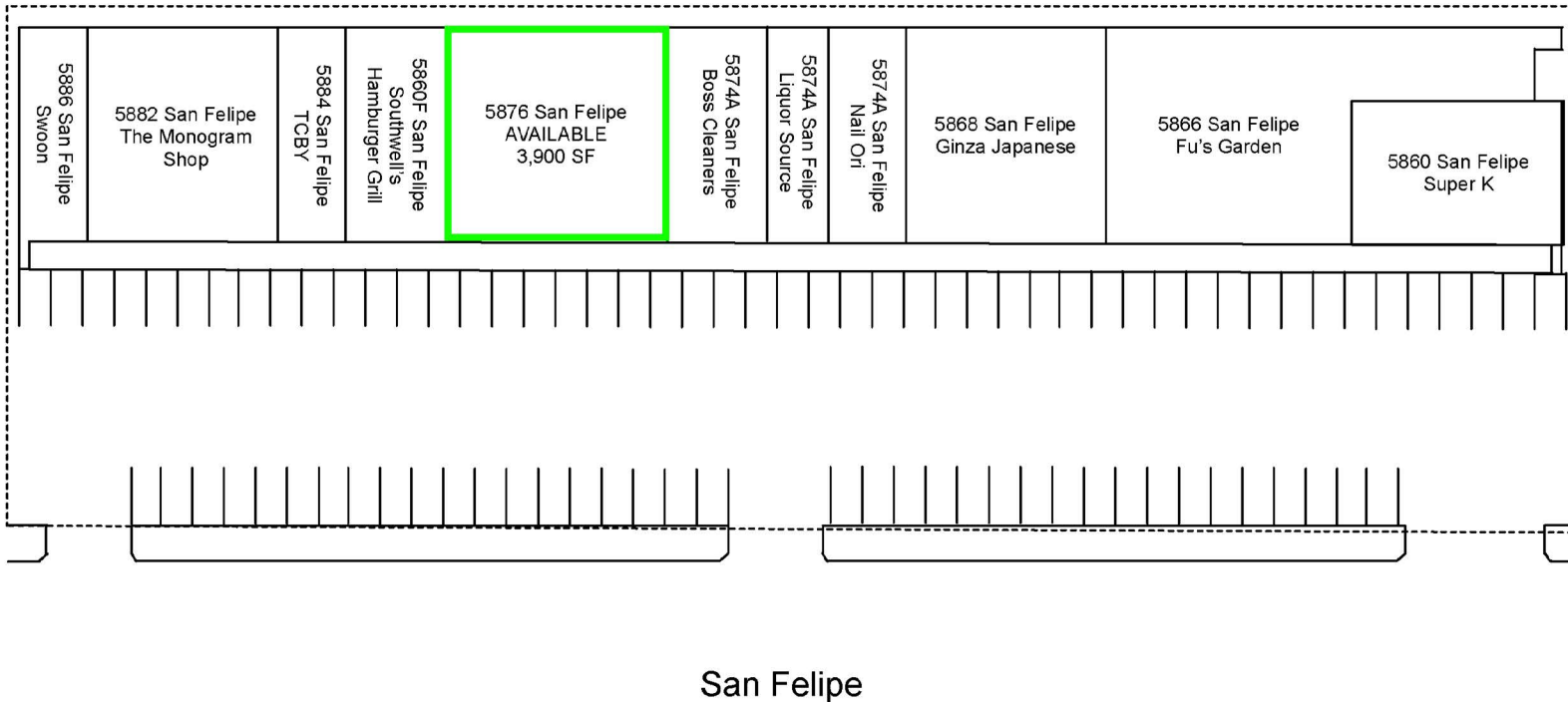
TRAFFIC COUNTS

San Felipe St: **40,651 VPD**
Fountain View Dr: **10,046 VPD**
(TXDOT 2017)



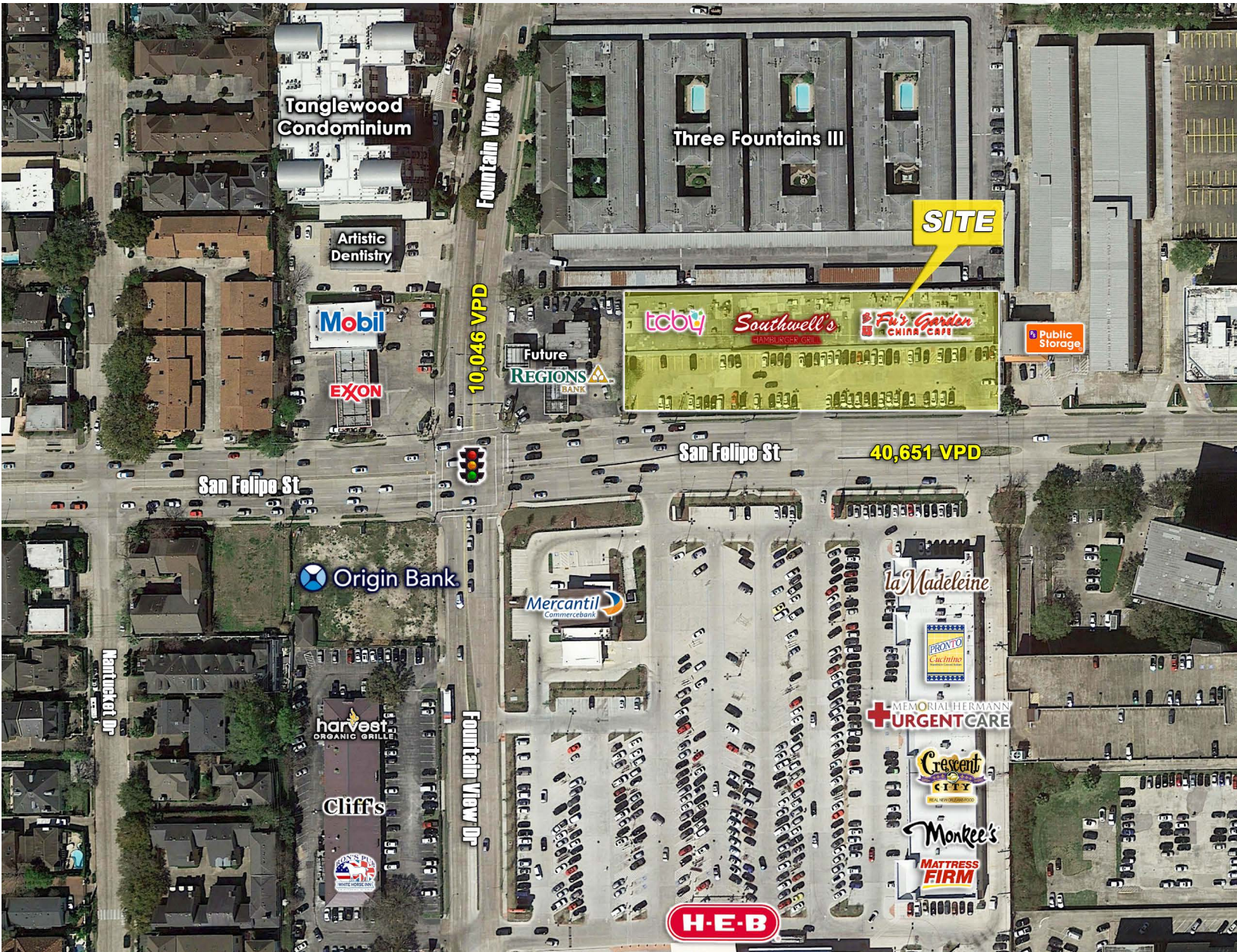
5860 SAN FELIPE

San Felipe Plaza Shopping Center



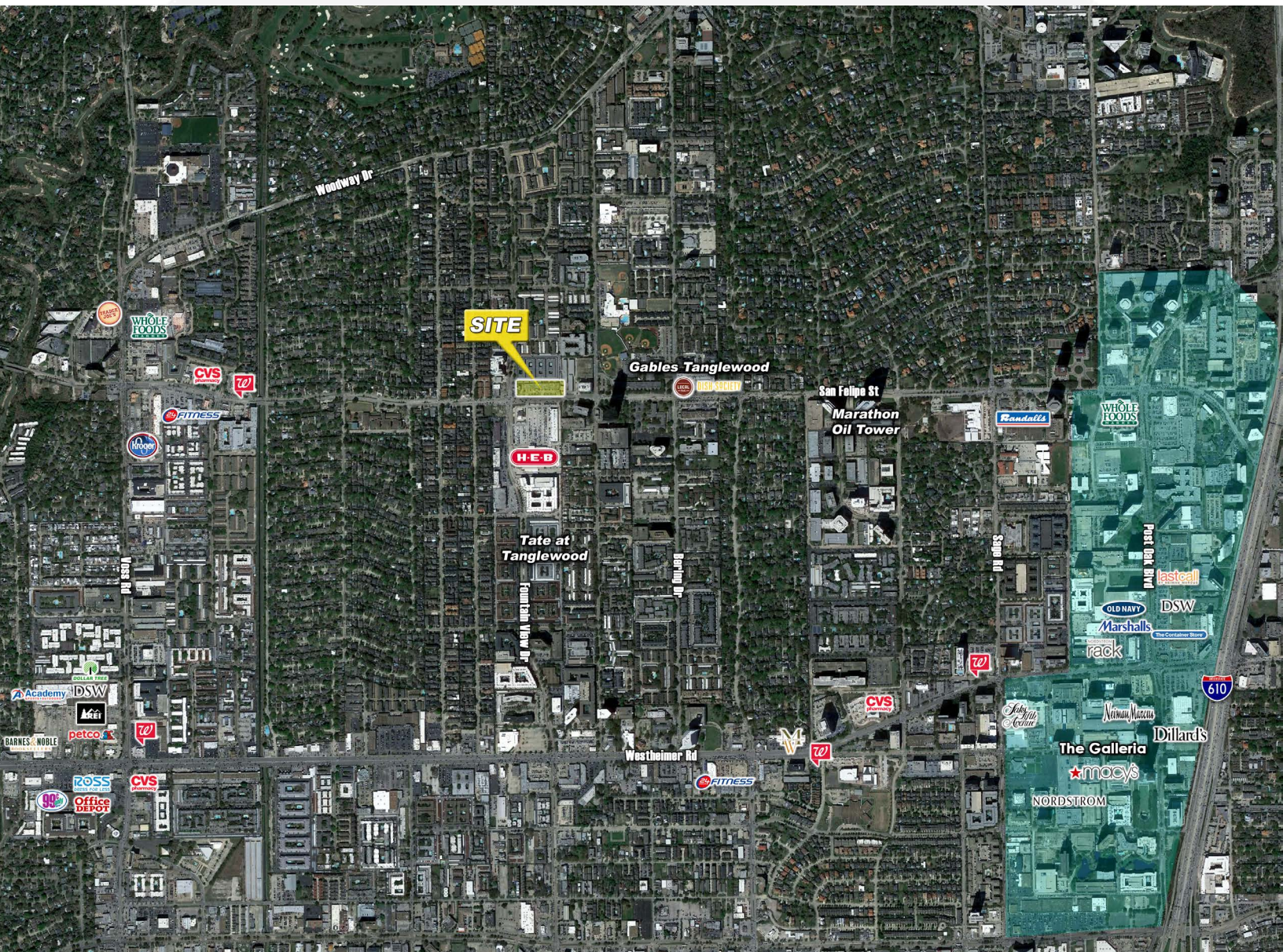
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