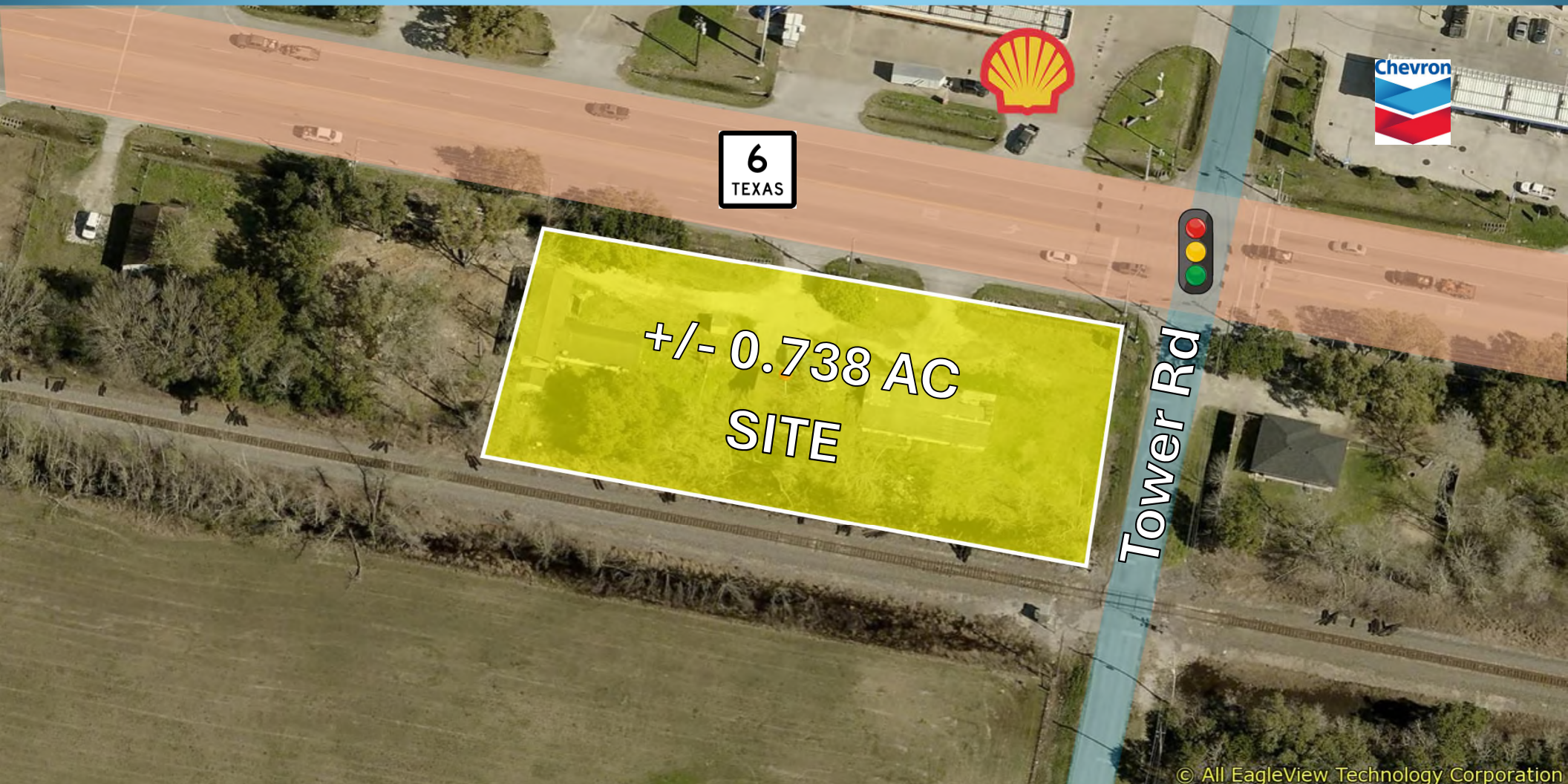


FOR SALE – LAND

15707 HWY 6, SANTA FE, TX 77510



© All EagleView Technology Corporation



Parvez Karedia

M - (832) 614-0222

O - (713) 713-5400

parvez@dncommercial.net

www.dncommercial.net



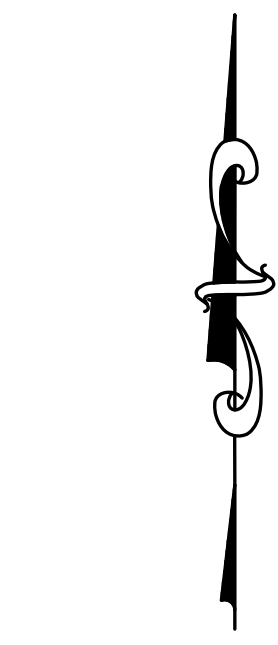
The information contained herein while based upon data supplied by sources deemed reliable, is subject to errors and omissions and is not, in any way, warranted by Danny Nguyen Commercial, or by any agent, independent associate, or employee of Danny Nguyen Commercial. This information is subject to change without notice.



- Lot Size: 0.738 AC
- Price: \$975,000
- Price /SF: \$30.18
- Signalized Hard Corner
- Approx miles: 0.4 (Santa Fe High School), 5.5 (Bayou Wildlife Zoo), 6.1 (Proposed Tres Rios Housing/Resort Development), 4.1 (Mulberry Farms Housing Development), 7.5 (I-45), 5.8 (Hwy 35 Bypass)
- Great for Gas Station/C-Store, Retail/Food Service, Restaurant, Auto Services, etc.



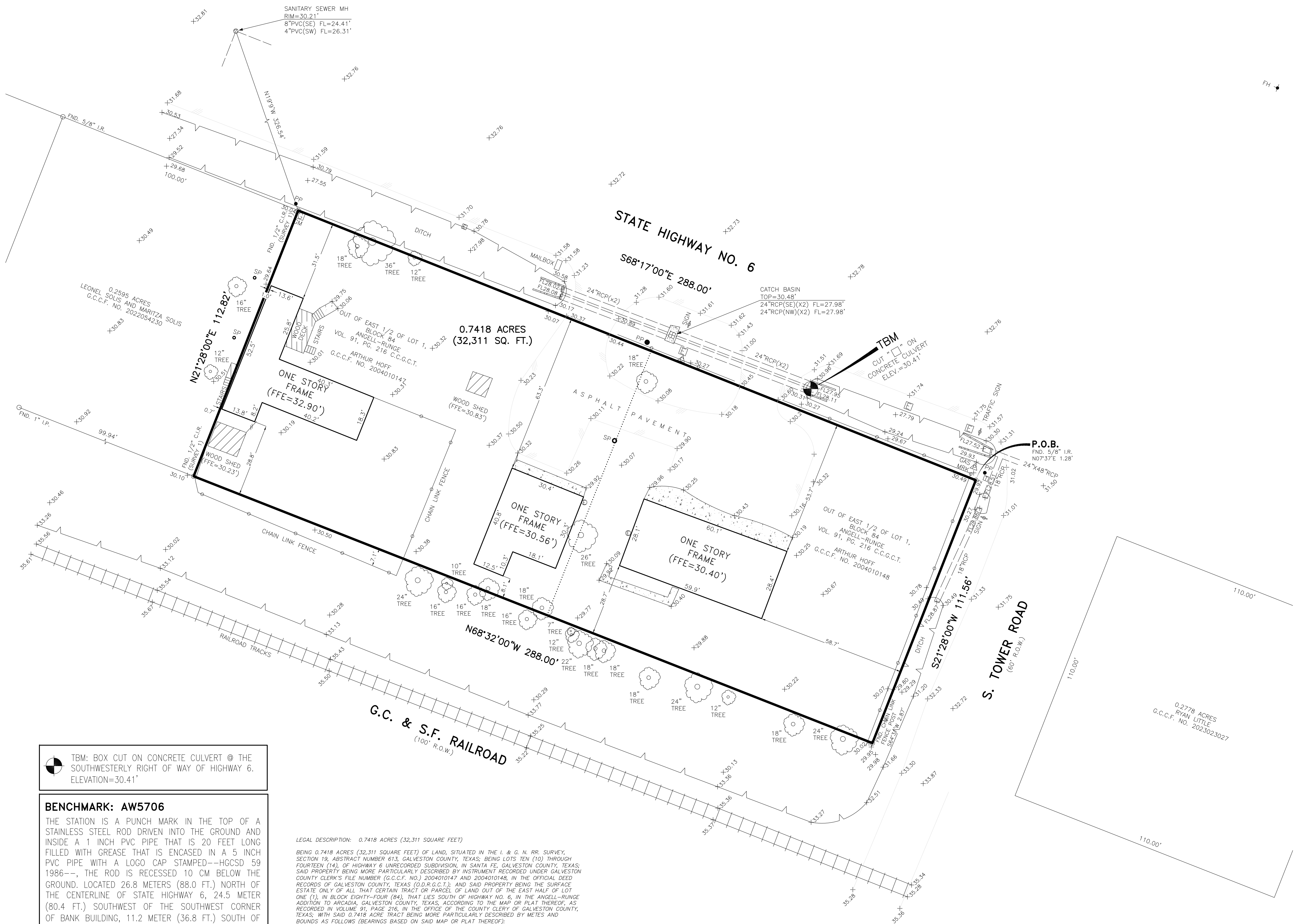




- LEGEND:
- AC - ACRES
 - A/C - AIR CONDITION
 - A.E. - AERIAL EASEMENT
 - B.L. - BUILDING LINE
 - BLDG. - BUILDING
 - BO. - BOLLARD
 - CB - CATCH BASIN
 - CONC. - CONCRETE
 - COV'D. - COVERED
 - CP - CROWNED PIPE
 - DA - DUMPSTER AREA
 - ELEC. - ELECTRIC
 - ESMT. - EASEMENT
 - FC - FILM CODE
 - FI - FIRE HYDRANT
 - FND. - FOUND
 - GM - GAS METER
 - GCT - GALVESTON COUNTY CLERKS FILE
 - GCDR - GALVESTON COUNTY DEED RECORDS
 - GMTR - GALVESTON COUNTY MAP RECORDS
 - HCPS - HANDICAP PARKING SPACE
 - HL&P - HOUSTON LIGHTING & POWER
 - I.P. - IRON PIPE
 - I.R. - IRON ROD
 - LP - LIGHT POST
 - MH - MANHOLE
 - MW - MONITORING WELL
 - P.O.B. - POINT OF BEGINNING
 - P.O.C. - POINT OF COMMENCING
 - PP - POWER POLE
 - PS - PARKING SPACES
 - PTP - PINCHED TOP PIPE
 - R.O.W. - RIGHT OF WAY
 - RR - RAILROAD
 - SAN. - SANITARY
 - SP - SERVICE POLE
 - SQ. FT. - SQUARE FEET
 - S.S.E. - SANITARY SEWER EASEMENT
 - STM. - STORM
 - STM.S.E. - STORM SEWER EASEMENT
 - SWBT - SOUTHWESTERN BELL TELEPHONE
 - TEL. - TELEPHONE
 - TLP - TRAFFIC LIGHT POLE
 - TSB - TRAFFIC SIGNAL BOX
 - U.E. - UTILITY EASEMENT
 - WM - WATER METER
 - WV - WATER VALVE
 - WIRE - BARBED WIRE FENCE
 - CHAIN LINK FENCE
 - CONCRETE
 - COVERED CONCRETE
 - ASPHALT
 - OVERHEAD POWER LINES
 - WOOD FENCE
 - WROUGHT IRON FENCE
 - CATCH BASIN
 - ELECTRIC BOX
 - ELECTRIC MH
 - FIRE HYDRANT
 - GAS METER
 - PIPELINE MARKER
 - POWER POLE
 - SANITARY SEWER MANHOLE
 - SERVICE POLE
 - TELEPHONE PEDESTAL
 - UNDERGROUND CABLE MARKER
 - WATER METER
 - WATER VALVE

- NOTES:
- SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM NO. 1, SCHEDULE "B" OF THE TITLE COMMITMENT ISSUED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY UNDER G.F. NO. FAH24000666.
 - EASEMENTS AND BUILDING LINES PER RECORDED PLAT, UNLESS SHOWN OTHERWISE.
 - FENCES AS SHOWN.
- 10D. D. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT: GRANTED TO: HOUSTON LIGHTING AND POWER COMPANY PURPOSE: RIGHT-OF-WAY RECORDING NO: VOLUME 1733, PAGE 287 OF THE DEED RECORDS OF GALVESTON COUNTY, TEXAS AFFECTS: (NOT AFFECTING SUBJECT TRACT)
- 10E. TERMS AND CONDITIONS OF THAT EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT: GRANTED TO: HITCHCOCK ICE AND STORAGE COMPANY RECORDING NO: UNDER GALVESTON COUNTY VOLUME 421, PAGE 276.

FLOOD NOTE:
SUBJECT PROPERTY IS NOT LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA AND IS IN ZONE "X" (UNSHADED).
MAP # 48181C, PANEL 02203, DATED 08-15-19. This information is based on graphic plotting only. We do not assume responsibility for exact determination.



TBM: BOX CUT ON CONCRETE CULVERT @ THE SOUTHWESTERLY RIGHT OF WAY OF HIGHWAY 6. ELEVATION=30.41'

BENCHMARK: AW5706

THE STATION IS A PUNCH MARK IN THE TOP OF A STAINLESS STEEL ROD DRIVEN INTO THE GROUND AND INSIDE A 1 INCH PVC PIPE THAT IS 20 FEET LONG FILLED WITH GREASE THAT IS ENCASED IN A 5 INCH PVC PIPE WITH A LOGO CAP STAMPED--HGCS 59 1986--. THE ROD IS RECESSED 10 CM BELOW THE GROUND. LOCATED 26.8 METERS (88.0 FT.) NORTH OF THE CENTERLINE OF STATE HIGHWAY 6, 24.5 METER (80.4 FT.) SOUTHWEST OF THE SOUTHWEST CORNER OF BANK BUILDING, 11.2 METER (36.8 FT.) SOUTH OF THE SOUTHWEST SUPPORT POLE OF THE MOST WESTERLY DRIVE THRU WINDOW AND 1.2 METERS (4.0 FT.) SOUTHWEST OF THE SOUTHWEST EDGE OF THE PARKING LOT.

ELEV. 22.3 FEET NAVD 1988, 2001 ADJUSTED.

LEGAL DESCRIPTION: 0.7418 ACRES (32,311 SQUARE FEET)

BEING 0.7418 ACRES (32,311 SQUARE FEET) OF LAND, SITUATED IN THE I. & G. N. RR. SURVEY, SECTION 19, ABSTRACT NUMBER 613, GALVESTON COUNTY, TEXAS; BEING LOTS TEN (10) THROUGH FOURTEEN (14), OF HIGHWAY 6 UNRECORDED SUBDIVISION, IN SANTA FE, GALVESTON COUNTY, TEXAS; SAID PROPERTY BEING MORE PARTICULARLY DESCRIBED BY INSTRUMENT RECORDED UNDER GALVESTON COUNTY CLERK'S FILE NUMBER (G.C.C.F. NO.) 2004010147 AND 2004010148, IN THE OFFICIAL DEED RECORDS OF GALVESTON COUNTY, TEXAS (O.D.R.G.C.T.); AND SAID PROPERTY BEING THE SURFACE ESTATE ONLY OF ALL THAT CERTAIN TRACT OR PARCEL OF LAND OUT OF THE EAST HALF OF LOT ONE (1), IN BLOCK EIGHTY-FOUR (84), THAT LIES SOUTH OF HIGHWAY NO. 6, IN THE ANGELL-RUNGE ADDITION TO ARCADIA, GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN VOLUME 91, PAGE 216, IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS; WITH SAID 0.7418 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS (BEARINGS BASED ON SAID MAP OR PLAT THEREOF):

BEGINNING AT A POINT FOR CORNER AT THE INTERSECTION OF THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY NO. 6 AND THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SOUTH TOWER ROAD (60 FEET WIDE), WHERE A 5/8 INCH IRON ROD FOUND BEARS NORTH 07 DEGREES 37 MINUTES EAST, 1.28 FEET; SAID POINT MARKING THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTH 21 DEGREES 28 MINUTES 00 SECONDS WEST, A DISTANCE OF 111.56 FEET, ALONG THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID SOUTH TOWER ROAD, TO A POINT FOR CORNER AT THE INTERSECTION OF THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID SOUTH TOWER ROAD AND THE NORTHEASTERLY RIGHT-OF-WAY LINE OF G.C. & S.F. RAILROAD (100 FEET WIDE), WHERE A CHAIN LINK FENCE POST FOUND BEARS SOUTH 64 DEGREES 31 MINUTES, 2.87 FEET, SAID POINT MARKING THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 68 DEGREES 32 MINUTES 00 SECONDS WEST, A DISTANCE OF 288.00 FEET, ALONG THE NORTHEASTERLY RIGHT-OF-WAY LINE OF SAID G.C. & S.F. RAILROAD, TO A 1/2 INCH IRON ROD FOUND CAPPED "SURVEY 11" MARKING THE SOUTHEAST CORNER OF A 0.2595 ACRE TRACT CONVEYED TO LEONEL SOLIS AND MARITZA SOLIS, BY DEED AS RECORDED UNDER G.C.C.F. NO. 2022054230, AND THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 21 DEGREES 28 MINUTES 00 SECONDS EAST, A DISTANCE OF 112.82 FEET, ALONG THE COMMON LINE BETWEEN THE SOUTHWESTERLY LINE OF SAID 0.2595 ACRE TRACT AND THE NORTHWESTERLY LINE OF THE HEREIN DESCRIBED TRACT, TO A 1/2 INCH IRON ROD FOUND CAPPED "SURVEY 11" IN THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID STATE HIGHWAY NO. 6, MARKING THE NORTHEAST CORNER OF SAID 0.2595 ACRE TRACT AND THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTH 68 DEGREES 17 MINUTES 00 SECONDS EAST, A DISTANCE OF 288.00 FEET, ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID STATE HIGHWAY NO. 6, TO THE POINT OF BEGINNING AND CONTAINING WITHIN THESE METES AND BOUNDS 0.7418 ACRES OR 32,311 SQUARE FEET OF LAND.

TO: TOUHID MOMIN AND FIDELITY NATIONAL TITLE INSURANCE COMPANY,

I, hereby certify that this survey was made on the ground and completed on this 27th day of February, 2024 and that this plot correctly represents the facts found at the time of survey showing any improvements. There are no encroachments apparent on the ground, except as shown. This survey complies with the current Texas Society of Professional Surveyors Standards and Specifications for Category 1A, Condition II Survey. Surveyor did not abstract property. Easements, building lines, etc., shown are as identified by:

GP FAH24000666 of FIDELITY NATIONAL TITLE INSURANCE COMPANY

Henry M. Santos
HENRY M. SANTOS, Registered Professional Land Surveyor No. 5450



BOUNDARY AND TOPOGRAPHIC SURVEY OF
A 0.7418 ACRES (32,311 SQUARE FEET) OF LAND, SITUATED IN
THE I. & G. N. RR. SURVEY, SECTION 19, ABSTRACT NUMBER 613,
GALVESTON COUNTY, TEXAS.

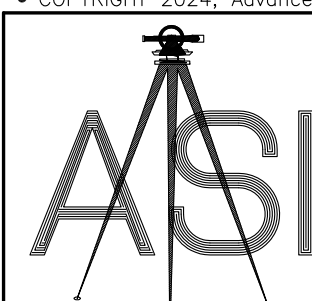
•ABSTRACTING BY TITLE COMPANY.
•ALL BEARINGS ARE BASED ON RECORDED PLAT OF SAID SUBDIVISION.
•COPYRIGHT 2024, Advance Surveying, Inc.(Email: advance_survey@asi23.com)

ASI

PHONE: 281 530-2939
FAX: 281 530-5464

PURCHASER: TOUHID MOMIN	SCALE: 1" = 20'
ADDRESS: 15707 STATE HIGHWAY 6 SANTA FE, TX 77510	FIELD WORK: 02-17-24/DB
LENDER: -	DRAFTING: 02-27-24/CO
TITLE CO.: FIDELITY NATIONAL TITLE INSURANCE COMPANY	FINAL CHECK: 02-27-24/AT
JOB NO.: 0213210-24-01	REVISIONS:
G.F. NO.: FAH24000666	
KEY MAP: 256-B	

ADVANCE SURVEYING, INC.
10518 KIPP WAY SUITE A-2 • HOUSTON, TEXAS 77099 • FIRM NO. 10099200



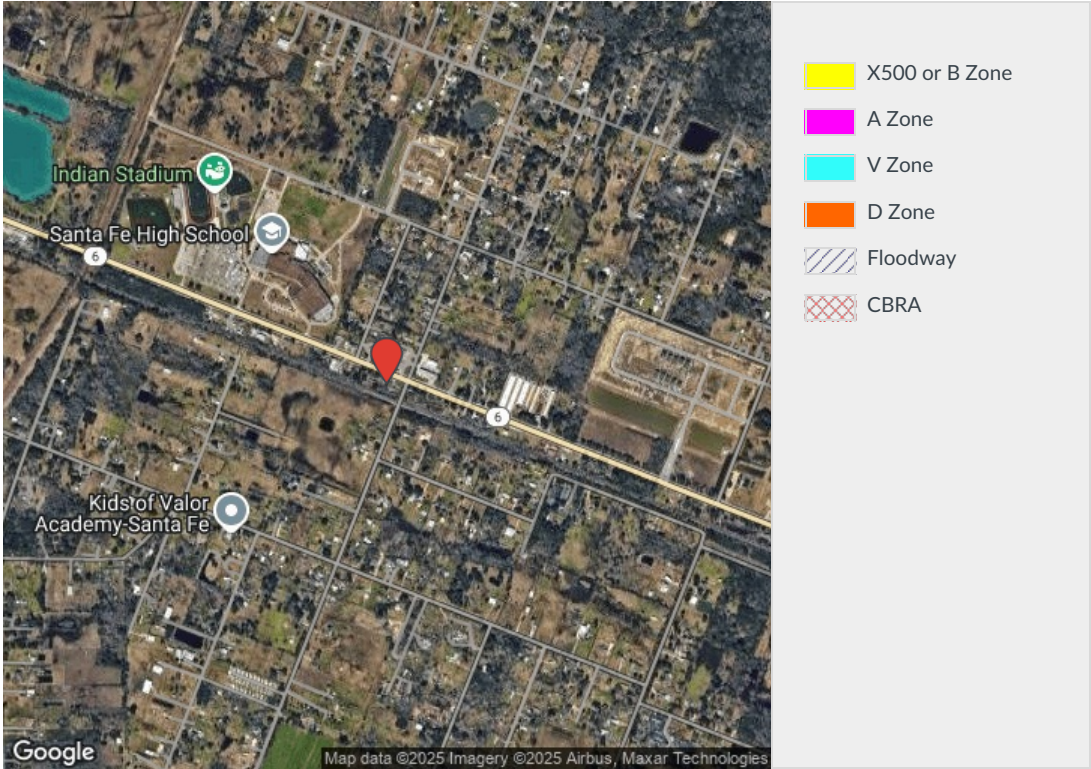
15707 HIGHWAY 6 SANTA FE, TX 77517-2405

LOCATION ACCURACY: 📍 Excellent

Flood Zone Determination Report

Flood Zone Determination: **OUT**

COMMUNITY	481562	PANEL	0220G
PANEL DATE	August 15, 2019	MAP NUMBER	48167C0220G





Definitions of FEMA Flood Zone Designations

Zones indicating mandatory purchase of flood insurance in participating communities

ZONE	DESCRIPTION
A	Areas subject to a one percent or greater annual chance of flooding in any given year. Because detailed hydraulic analyses have not been performed on these areas, no base flood elevations are shown.
AE, A1 - A30	Areas subject to a one percent or greater annual chance of flooding in any given year. Base flood elevations are shown as derived from detailed hydraulic analyses (Zone AE is used on new and revised maps in place of Zones A1-A30).
AH	Areas subject to a one percent or greater annual chance of shallow flooding in any given year. Flooding is usually in the form of ponding with average depths between one and three feet. Base flood elevations are shown as derived from detailed hydraulic analyses.
AO	Areas subject to a one percent or greater annual chance of shallow flooding in any given year. Flooding is usually in the form of sheet flow with average depths between one and three feet. Average flood depths are shown as derived from detailed hydraulic analyses.
AR	Areas subject to a one percent or greater annual chance of flooding in any given year due to a temporary increase in flood hazard from a flood control system that provides less than its previous level of protection.
A99	Areas subject to a one percent or greater annual chance of flooding in any given year, but will ultimately be protected by a flood protection system under construction. No base flood elevations or flood depths are shown.
V	Areas along coasts subject to a one percent or greater annual chance of flooding in any given year that also have additional hazards associated with velocity wave action. Because detailed hydraulic analyses have not been performed on these areas, no base flood elevations are shown.
VE, V1 - V30	Areas along coasts subject to a one percent or greater annual chance of flooding in any given year that include additional hazards associated with velocity wave action. Base flood elevations are shown as derived from detailed hydraulic analyses. (Zone VE is used on new and revised maps in place of Zones V1-V30.)

CoreLogic® Flood Services has led the industry in providing fast, reliable and accurate flood risk data for 20 years. More than one million users rely on us to assess risk; support underwriting, investment and marketing decisions; prevent fraud; and improve performance in their daily operations.

Zones indicating non-mandatory (but available) purchase of flood insurance in participating communities

ZONE	DESCRIPTION
D	Areas of undetermined flood hazard where flooding is possible.
X, C	Areas of minimal flood hazard from the principal source of flood in the area and determined to be outside the 0.2 percent annual chance floodplain. (Zone X is used on new and revised maps in place of Zone C.)
X (Shaded), X500, B	Areas of moderate flood hazard from the principal source of flood in the area, determined to be within the limits of one percent and 0.2 percent annual chance floodplain. (Shaded Zone X is used on new and revised maps in place of Zone B.)
XFUT	For communities which elect to incorporate future floodplain conditions into their FIRMs, the future flood zone shown on the new map indicates the areas which the community believes will become the one percent annual chance floodplain (or the future Special Flood Hazard Area), due to projected urban development and land use.
None	Areas of undetermined flood hazard that do not appear on a Flood Insurance Rate Map or Flood Hazard Boundary Map, where flooding is possible.

FOR MORE INFORMATION, PLEASE CALL 800.447.1772
OR VISIT www.floodcert.com



Executive Summary

15707 Highway 6, Santa Fe, Texas, 77517
Ring bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858

	0 - 1 mile	1 - 3 mile	3 - 5 mile
Population			
2010 Population	1,089	9,627	19,671
2020 Population	1,151	10,161	24,787
2024 Population	1,138	10,354	30,201
2029 Population	1,120	10,393	38,861
2010-2020 Annual Rate	0.56%	0.54%	2.34%
2020-2024 Annual Rate	-0.27%	0.44%	4.76%
2024-2029 Annual Rate	-0.32%	0.08%	5.17%
2020 Male Population	48.9%	49.4%	48.9%
2020 Female Population	51.1%	50.6%	51.1%
2020 Median Age	42.6	42.6	37.5
2024 Male Population	49.6%	50.3%	49.8%
2024 Female Population	50.4%	49.7%	50.2%
2024 Median Age	43.0	42.8	37.8

In the identified area, the current year population is 30,201. In 2020, the Census count in the area was 24,787. The rate of change since 2020 was 4.76% annually. The five-year projection for the population in the area is 38,861 representing a change of 5.17% annually from 2024 to 2029. Currently, the population is 49.8% male and 50.2% female.

Median Age

The median age in this area is 37.8, compared to U.S. median age of 39.3.

Race and Ethnicity

2024 White Alone	80.3%	80.3%	67.0%
2024 Black Alone	0.4%	0.3%	7.7%
2024 American Indian/Alaska Native Alone	0.5%	0.6%	0.7%
2024 Asian Alone	0.3%	0.5%	3.1%
2024 Pacific Islander Alone	0.1%	0.0%	0.1%
2024 Other Race	7.0%	7.6%	7.1%
2024 Two or More Races	11.4%	10.6%	14.2%
2024 Hispanic Origin (Any Race)	19.7%	20.0%	25.3%

Persons of Hispanic origin represent 25.3% of the population in the identified area compared to 19.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 70.0 in the identified area, compared to 72.5 for the U.S. as a whole.

Households

2024 Wealth Index	105	99	110
2010 Households	388	3,473	7,144
2020 Households	407	3,789	9,194
2024 Households	419	3,968	11,314
2029 Households	424	4,067	14,829
2010-2020 Annual Rate	0.48%	0.87%	2.55%
2020-2024 Annual Rate	0.69%	1.09%	5.00%
2024-2029 Annual Rate	0.24%	0.49%	5.56%
2024 Average Household Size	2.72	2.61	2.67

The household count in this area has changed from 9,194 in 2020 to 11,314 in the current year, a change of 5.00% annually. The five-year projection of households is 14,829, a change of 5.56% annually from the current year total. Average household size is currently 2.67, compared to 2.70 in the year 2020. The number of families in the current year is 8,271 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

January 10, 2025



Executive Summary

15707 Highway 6, Santa Fe, Texas, 77517
Ring bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858

	0 - 1 mile	1 - 3 mile	3 - 5 mile
Mortgage Income			
2024 Percent of Income for Mortgage	28.1%	25.9%	21.7%
Median Household Income			
2024 Median Household Income	\$78,629	\$83,170	\$93,531
2029 Median Household Income	\$92,097	\$95,275	\$108,683
2024-2029 Annual Rate	3.21%	2.75%	3.05%
Average Household Income			
2024 Average Household Income	\$108,687	\$104,418	\$120,671
2029 Average Household Income	\$128,979	\$122,550	\$144,768
2024-2029 Annual Rate	3.48%	3.25%	3.71%
Per Capita Income			
2024 Per Capita Income	\$41,231	\$40,341	\$44,568
2029 Per Capita Income	\$50,342	\$48,360	\$54,188
2024-2029 Annual Rate	4.07%	3.69%	3.99%
GINI Index			
2024 Gini Index	39.6	39.0	35.0
Households by Income			

Current median household income is \$93,531 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$108,683 in five years, compared to \$91,442 all U.S. households.

Current average household income is \$120,671 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$144,768 in five years, compared to \$130,581 for all U.S. households.

Current per capita income is \$44,568 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$54,188 in five years, compared to \$51,203 for all U.S. households.

Housing			
2024 Housing Affordability Index	80	87	103
2010 Total Housing Units	421	3,769	7,562
2010 Owner Occupied Housing Units	334	2,913	5,861
2010 Renter Occupied Housing Units	54	560	1,283
2010 Vacant Housing Units	33	296	418
2020 Total Housing Units	438	4,058	9,804
2020 Owner Occupied Housing Units	344	3,062	7,240
2020 Renter Occupied Housing Units	63	727	1,954
2020 Vacant Housing Units	29	271	679
2024 Total Housing Units	451	4,247	12,065
2024 Owner Occupied Housing Units	356	3,236	9,017
2024 Renter Occupied Housing Units	63	732	2,297
2024 Vacant Housing Units	32	279	751
2029 Total Housing Units	458	4,312	15,833
2029 Owner Occupied Housing Units	363	3,346	12,449
2029 Renter Occupied Housing Units	61	721	2,380
2029 Vacant Housing Units	34	245	1,004
Socioeconomic Status Index			
2024 Socioeconomic Status Index	55.4	49.8	53.1

Currently, 74.7% of the 12,065 housing units in the area are owner occupied; 19.0%, renter occupied; and 6.2% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 10.0% are vacant. In 2020, there were 9,804 housing units in the area and 6.9% vacant housing units. The annual rate of change in housing units since 2020 is 5.00%. Median home value in the area is \$324,902, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 4.25% annually to \$400,082.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

January 10, 2025

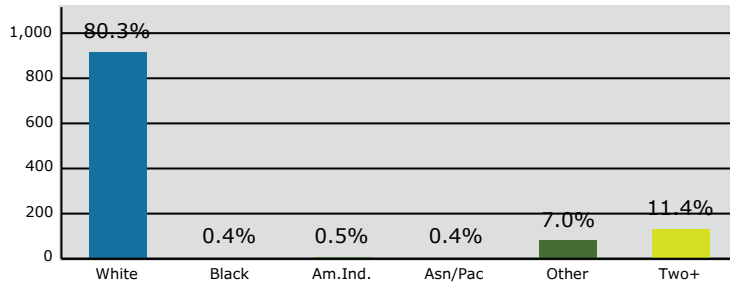


Graphic Profile

15707 Highway 6, Santa Fe, Texas, 77517
Ring band: 0 - 1 mile radius

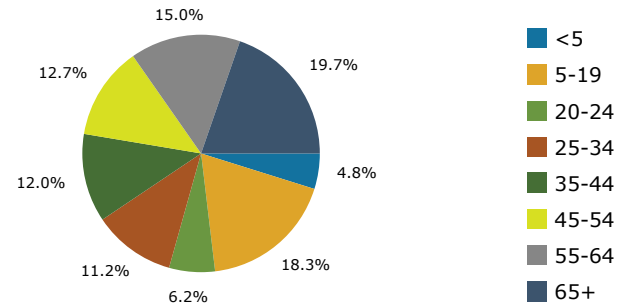
Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858

2024 Population by Race

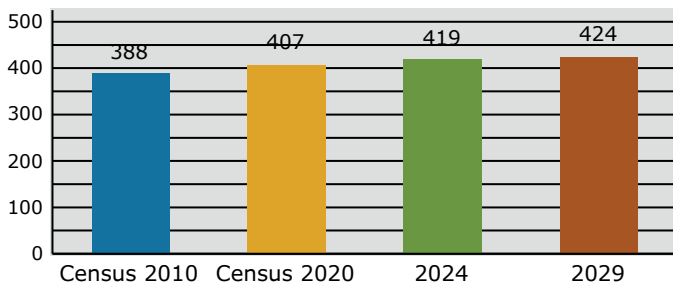


2024 Percent Hispanic Origin: 19.7%

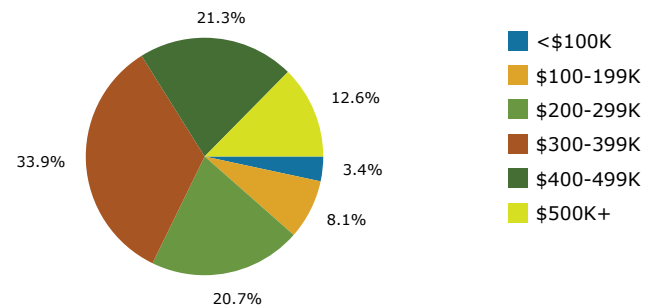
2024 Population by Age



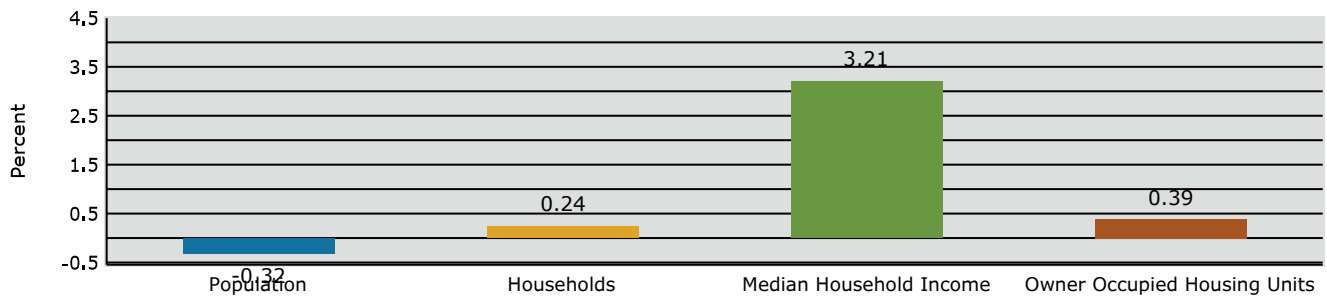
Households



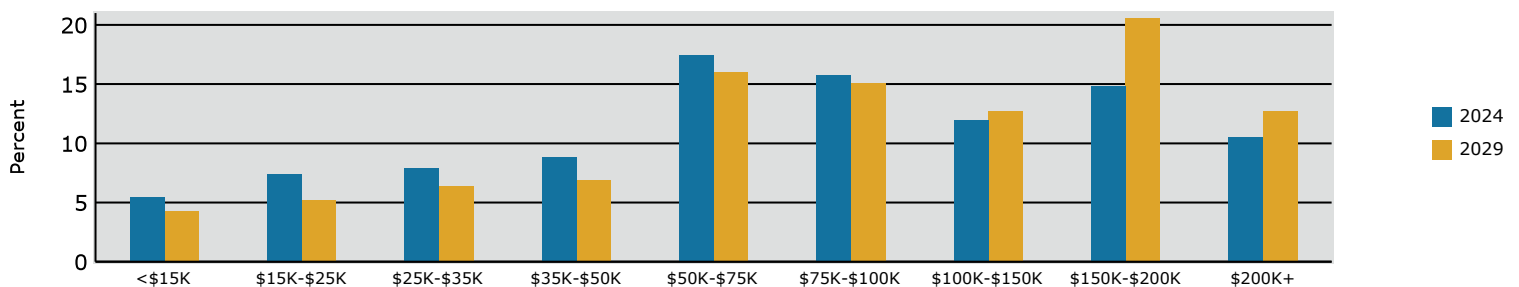
2024 Home Value



2024-2029 Annual Growth Rate



Household Income



Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

January 10, 2025

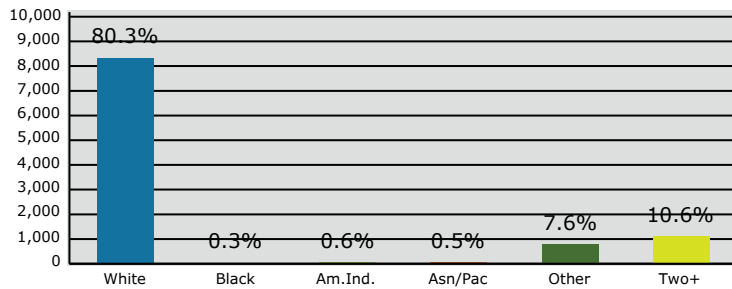


Graphic Profile

15707 Highway 6, Santa Fe, Texas, 77517
Ring band: 1 - 3 mile radius

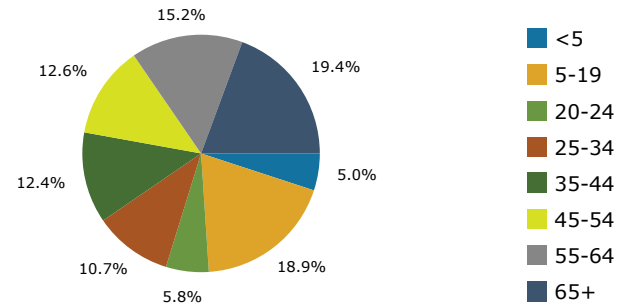
Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858

2024 Population by Race

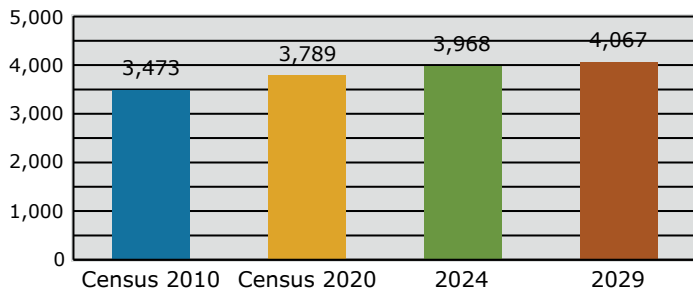


2024 Percent Hispanic Origin: 20.0%

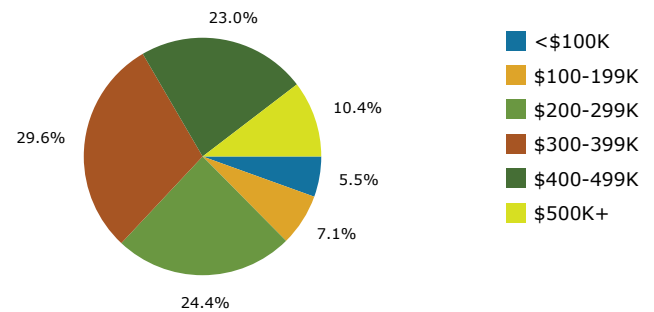
2024 Population by Age



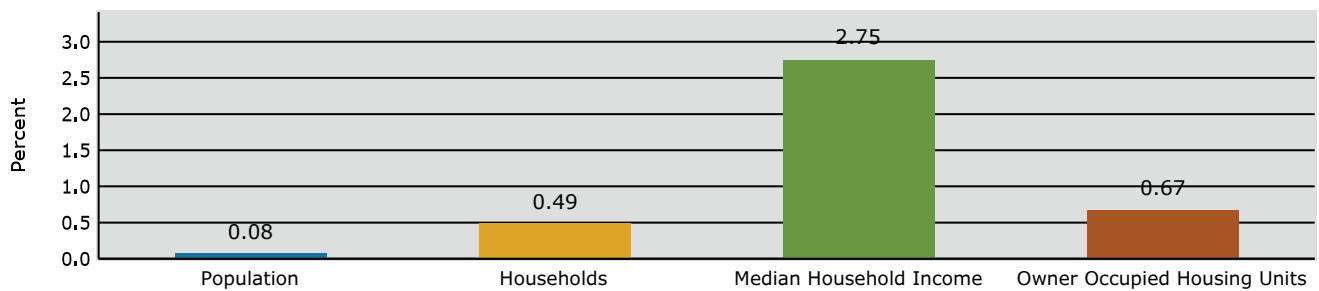
Households



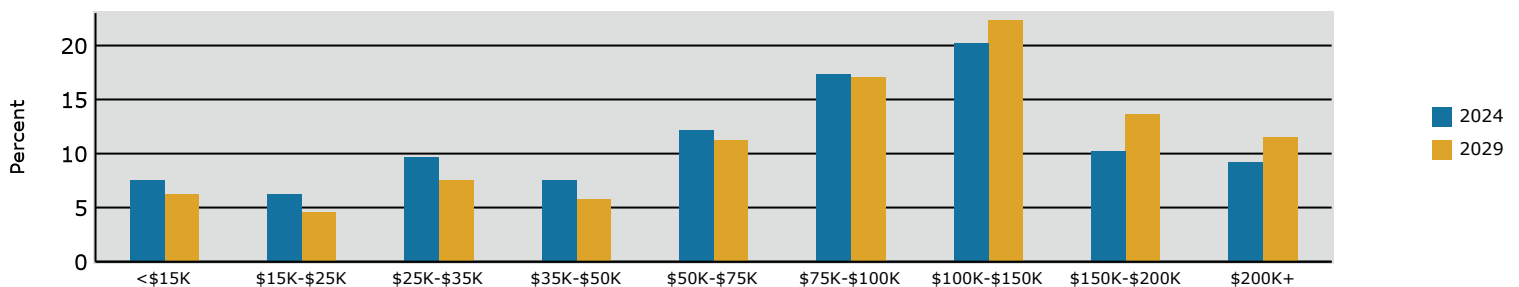
2024 Home Value



2024-2029 Annual Growth Rate



Household Income



Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

January 10, 2025

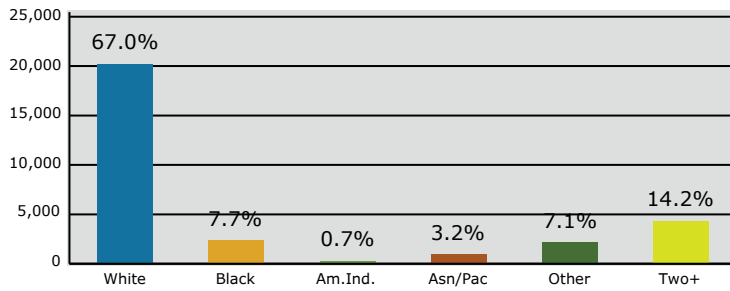


Graphic Profile

15707 Highway 6, Santa Fe, Texas, 77517
Ring band: 3 - 5 mile radius

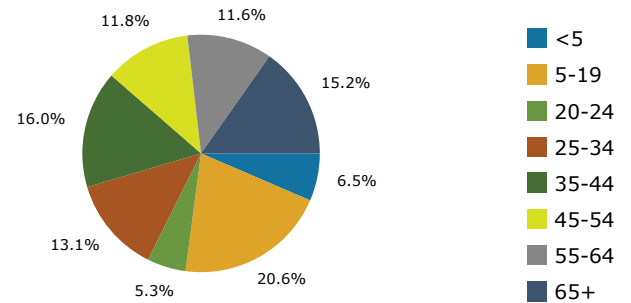
Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858

2024 Population by Race

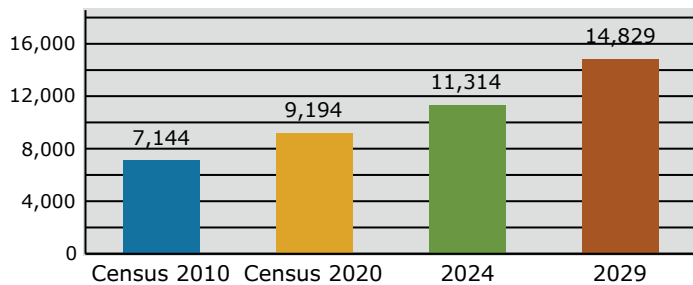


2024 Percent Hispanic Origin: 25.3%

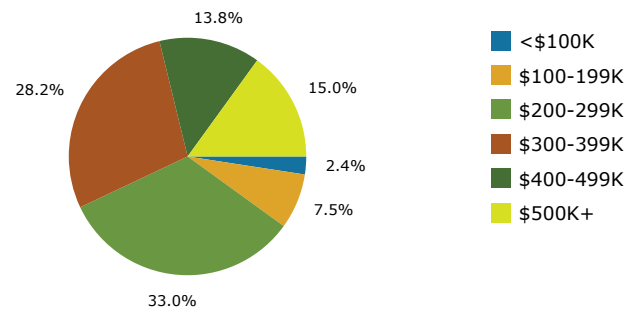
2024 Population by Age



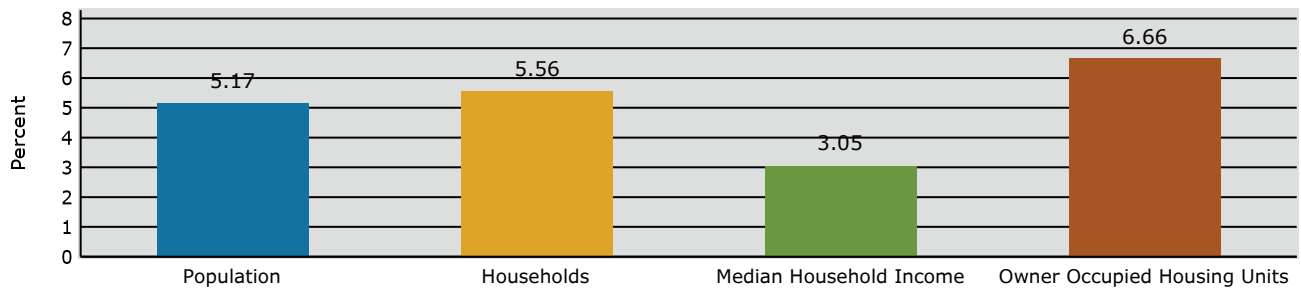
Households



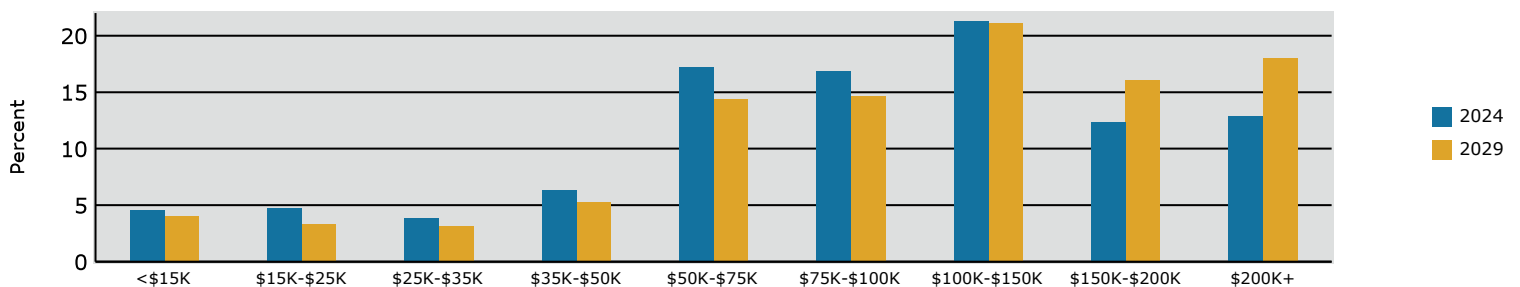
2024 Home Value



2024-2029 Annual Growth Rate



Household Income



Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

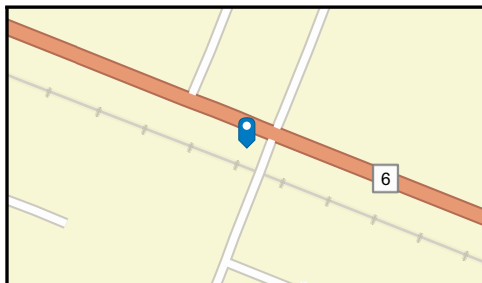
January 10, 2025



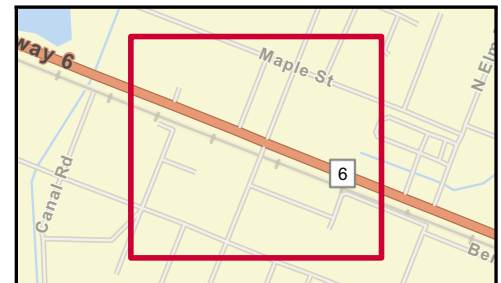
Traffic Count Map - Close Up

15707 Highway 6, Santa Fe, Texas, 77517
Ring bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858



Average Daily Traffic Volume
▲ Up to 6,000 vehicles per day
▲ 6,001 - 15,000
▲ 15,001 - 30,000
▲ 30,001 - 50,000
▲ 50,001 - 100,000
▲ More than 100,000 per day



Source: ©2024 Kalibrate Technologies (Q3 2024).

January 10, 2025



Traffic Count Profile

15707 Highway 6, Santa Fe, Texas, 77517
Ring bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
Latitude: 29.38931
Longitude: -95.13858

Distance:	Street:	Closest Cross-street:	Year of Count:	Count:
0.05	Tower Rd	Hwy 6 (0.07 miles NE)	2011	2300
0.10	Tower Rd	Hwy 6 (0.08 miles SW)	2006	1710
0.49	Shady Ln	(0.0 miles)	2011	10
0.61	N Elm Rd	Maple Ave (0.12 miles NE)	2006	650
0.65	Fir Rd	Edgemore St (0.07 miles NW)	2006	1250
0.69	State Hwy 6	N Elm Rd (0.09 miles NW)	2018	18534
0.74	W 1st St	(0.0 miles)	2006	1200
0.86	Jack Beaver Rd	Pine St (0.19 miles S)	2006	680
0.90	Highway 6	E Hwy 6 (0.01 miles NW)	2022	16482
0.96	Scott Ave	Hwy 6 (0.04 miles SW)	2006	2050
0.96	Scott St	(0.0 miles)	2011	130
1.04	Scott St	(0.0 miles)	2006	3140
1.05	W 5th St	(0.0 miles)	2011	40
1.09	Fir Rd	Holloway Rd (0.09 miles NW)	2011	420
1.14	W 5th St	(0.0 miles)	2006	50
1.16	W 6th St	Terry St (0.04 miles NW)	2001	190
1.16	Beriton St	Jackson Rd (0.02 miles SE)	2011	1160
1.18	Jackson Rd	Beriton St (0.03 miles SW)	2011	4150
1.18	Jackson Rd	Hwy 6 (0.03 miles SW)	2006	760
1.20	8th St	Jackson Rd (0.02 miles SE)	2006	2070
1.22	Ash Rd	Terry St (0.04 miles SE)	2011	1530
1.24	Birch Rd	Ash Rd (0.11 miles NE)	2011	1660
1.24	Fir Rd	Holloway Rd (0.06 miles E)	2011	470
1.25	Holloway Rd	E Hwy 6 (0.03 miles N)	2011	2120
1.26	F A A Rd	Holloway Rd (0.05 miles E)	2011	980
1.29	Cemetery Rd	(0.0 miles)	2001	2170
1.29	Cemetery Road	Pine St (0.26 miles SW)	2022	2248
1.33	Auction Barn Rd	Holloway Rd (0.09 miles E)	2011	450
1.39	Farmer Rd	F A A Rd (0.12 miles N)	2001	110
1.40	F A A Rd	Farmer Rd (0.03 miles E)	2011	720

Data Note:The Traffic Profile displays up to 30 of the closest available traffic counts within the largest radius around your site. The years of the counts in the database range from 2024 to 2000. Esri removes counts that are older than 2000 from the Kalibrate provided database. Traffic counts are identified by the street on which they were recorded, along with the distance and direction to the closest cross-street. Distances displayed as 0.00 miles (due to rounding), are closest to the site. A traffic count is defined as the two-way Average Daily Traffic (ADT) that passes that location.

Source: ©2024 Kalibrate Technologies (Q3 2024).



Information About Brokerage Services

Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone
Buyer/Tenant/Seller/Landlord Initials		Date	

Regulated by the Texas Real Estate Commission

TXR-2501

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