

6309 & 6311 Washington Ave.

Houston, Texas 77007

GROUND LEASE

Highly Active Inner-Loop Location
Woodcrest | Rice Military | Camp Logan Area



PROPERTY FEATURES

- ±9,750 sq. ft. of land
- Washington Ave. (northbound) - 10,458 vpd*
- Westcott (southbound) - 11,776 vpd*
- Great access to I-10 & Loop 610
- Access/Egress to Westcott and Washington Ave.

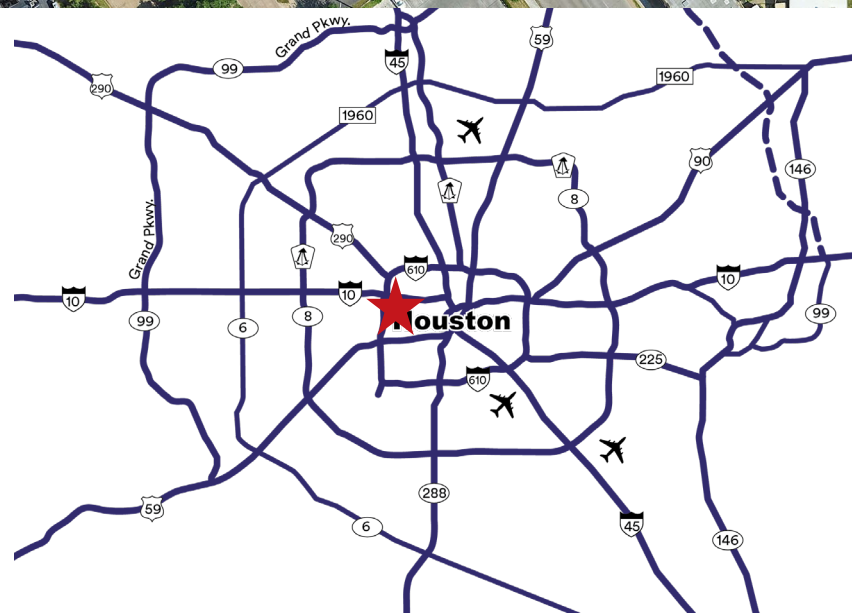
*Source: TxDot



For more information contact:

Howard J. Sims
P 713.957.1889
C 713.724.2609

howard@hjsrealestate.com



Howard J. Sims, Inc. | 7026 Old Katy Road, Suite 207 | Houston, TX 77024

This property is subject to prior sale, lease or financing, change in price, rental or other conditions, corrections, errors, omissions or removal from the market without notice. All information contained in this presentation, while based upon information supplied by sources deemed to be reliable, is not, in any way, warranted or guaranteed, either express or implied, by Howard J. Sims, Inc. or Howard J. Sims, Broker. All information contained herein should be verified to the satisfaction of the person relying thereon. This presentation is to be solely for information. Under no circumstance whatsoever is it to be deemed a contract, note, memorandum or any other form of binding commitment.

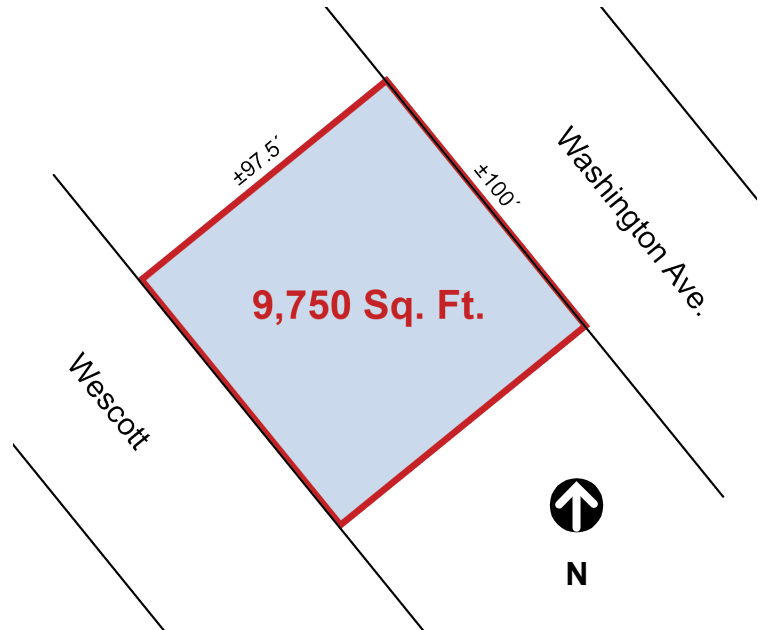
6309 & 6311 Washington Ave. | Houston, TX 77007



For more information contact:

Howard J. Sims
P 713.957.1889
C 713.724.2609
howard@hjsrealestate.com

hjsrealestate.com



Howard J. Sims, Inc. | 7026 Old Katy Road, Suite 207 | Houston, TX 77024

This property is subject to prior sale, lease or financing, change in price, rental or other conditions, corrections, errors, omissions or removal from the market without notice. All information contained in this presentation, while based upon information supplied by sources deemed to be reliable, is not, in any way, warranted or guaranteed, either express or implied, by Howard J. Sims, Inc. or Howard J. Sims, Broker All information contained herein should be verified to the satisfaction of the person relying thereon. This presentation is to be solely for information. Under no circumstance whatsoever is it to be deemed a contract, note, memorandum or any other form of binding commitment.