

# MEAT MARKET FOR SALE

16510 FM 529 Rd., Houston, Tx 77095

CY-FAIR/CYPESS AREA

FULL FURNITURE, FIXTURES, and EQUIPEMENT (FF&E)

Don Chepe Meat Market  
7500SF End Cap



South Texas Prime Properties 11205 Bellaire Blvd., Ste. B-33, Houston, TX 77036 Off: 281.843.8069 Cell: 713.530.8886 Fax: 888.252.5364

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## Property Information

Location:  
16510 FM 529, Houston, TX  
(btw State Hwy 6 and Barker Cypress)

(1 Mile / 3 Mile/ 5 Mile)

2017 Population  
16,632/ 170,514/ 308,214  
TTL Households:  
5,471/ 54,704 / 99,627  
Average Household Income  
\$91,211 / \$89,033 / \$89,220

2022 Population  
17,632/ 180,514/ 358,214  
TTL Households:  
5,579/ 55,787 / 105,627  
Average Household Income  
\$92,125 / \$90,152 / \$87,150

FFE Market Value

\$270,000.00

Liquidation Value

\$139,000.00

5-year lease term  
reasonable lease rate

## Property Details

For more information,  
please contact:

Bryan Luong, CCIM  
bryan@bryanluong.com

713.530.8886 call/text

Bldg Size: 35,000 SF

Land Size: 2.7 acres

Year Built: 2006

Heavy Traffic/Highly Exposed

Market Size: 7,500 SF

Formerly: Don Chepe Meat Market

EndCap Space w possible Drive-thru

Taqueria Restaurant & Groceries