

3802 Hardy St, Inner Loop/Heights Ret Submarket

3802 Hardy St, Houston TX 77009



OFFERING MEMORANDUM



COLDWELL BANKER
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3802 Hardy St, Inner Loop/Heights Ret Submarket

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Exclusively Marketed by:



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01

Executive Summary

Investment Summary

OFFERING SUMMARY

ADDRESS	3802 Hardy St Houston TX 77009
COUNTY	Harris
MARKET	Convenience Market
BUILDING SF	2,640 SF
LAND SF	5,000 SF
YEAR BUILT	1961
OWNERSHIP TYPE	Fee Simple

FINANCIAL SUMMARY

PRICE	\$499,000
PRICE PSF	\$189.02

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2024 Population	14,280	145,254	404,235
2024 Median HH Income	\$45,882	\$68,730	\$76,587
2024 Average HH Income	\$60,238	\$115,053	\$128,246

Prime property ready for immediate use:

- Ideally located just minutes from downtown! This stand alone, corner-positioned property offers the perfect combination of visibility and accessibility, making it ideal for restaurants or office space. With its standalone design, your business can shine with its own identity in a great area. Don't miss this incredible opportunity to elevate your business in a location that combines convenience with prominence. Act fast—this prime spot won't be available for long!





02

Property Description

Property Features

PROPERTY FEATURES

BUILDING SF	2,640
LAND SF	5,000
YEAR BUILT	1961
# OF PARCELS	1
ZONING TYPE	Commercial
BUILDING CLASS	C
NUMBER OF STORIES	1
NUMBER OF BUILDINGS	1



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