

THE COTTAGE PLACE MEDICAL DISTRICT

TOMBALL MEDICAL

Tomball, TX

Northeast Corner of
HWY 249 & Brown Rd.

NEWMARK

ident
ARCHITECTURE

Our Site

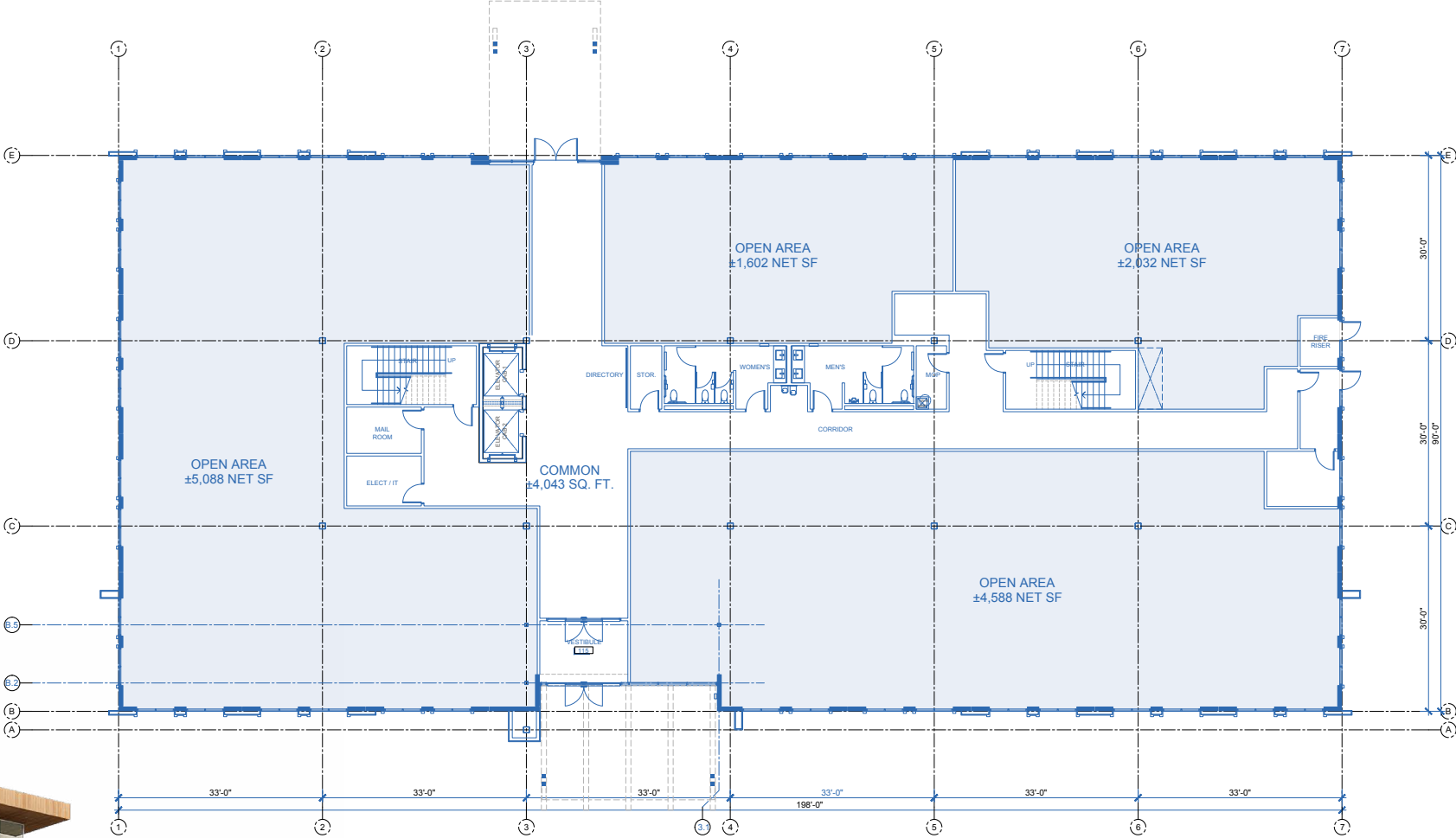
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Floor Plans

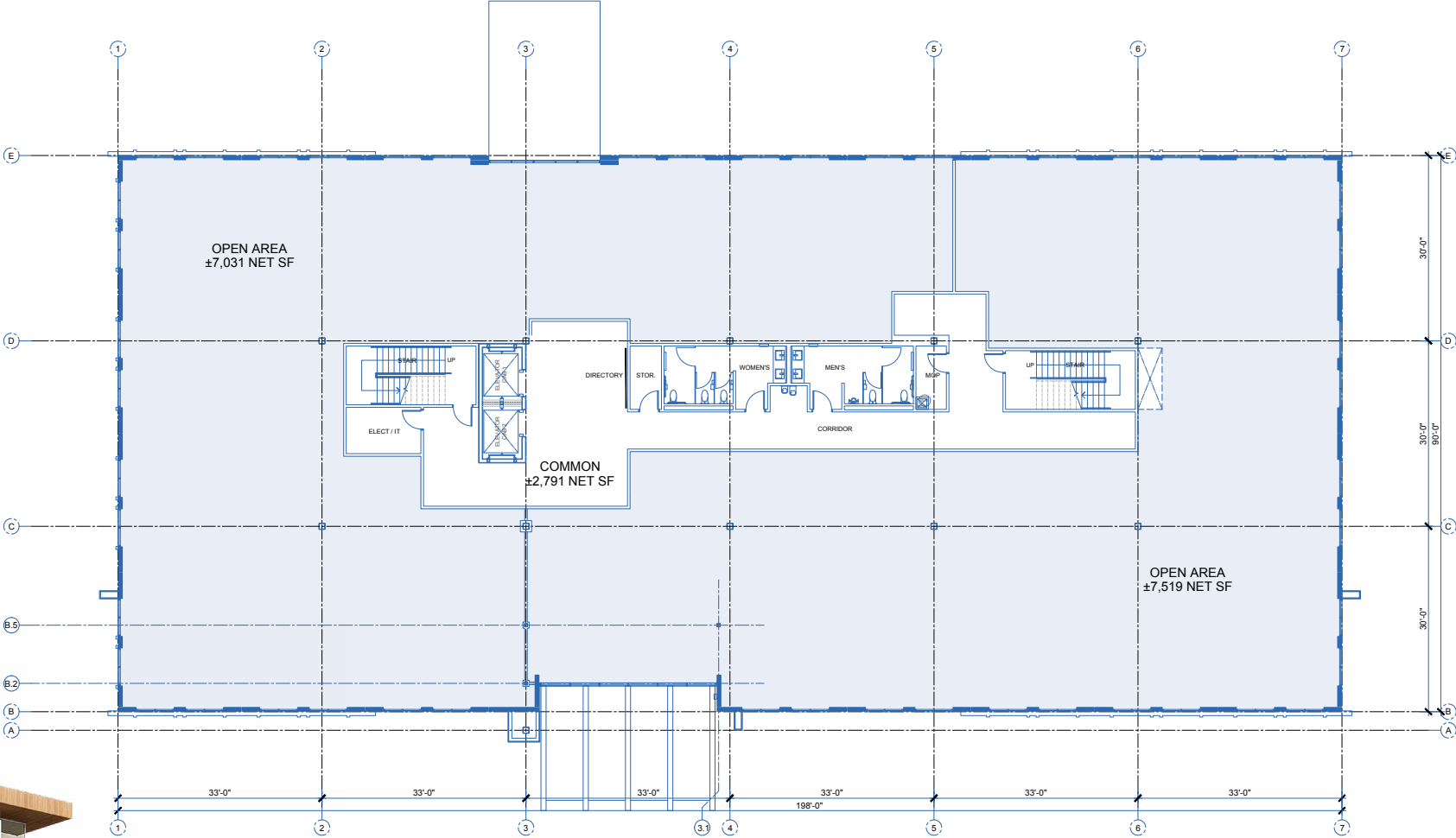
Floor 01



TOMBALL MEDICAL

Floor Plans

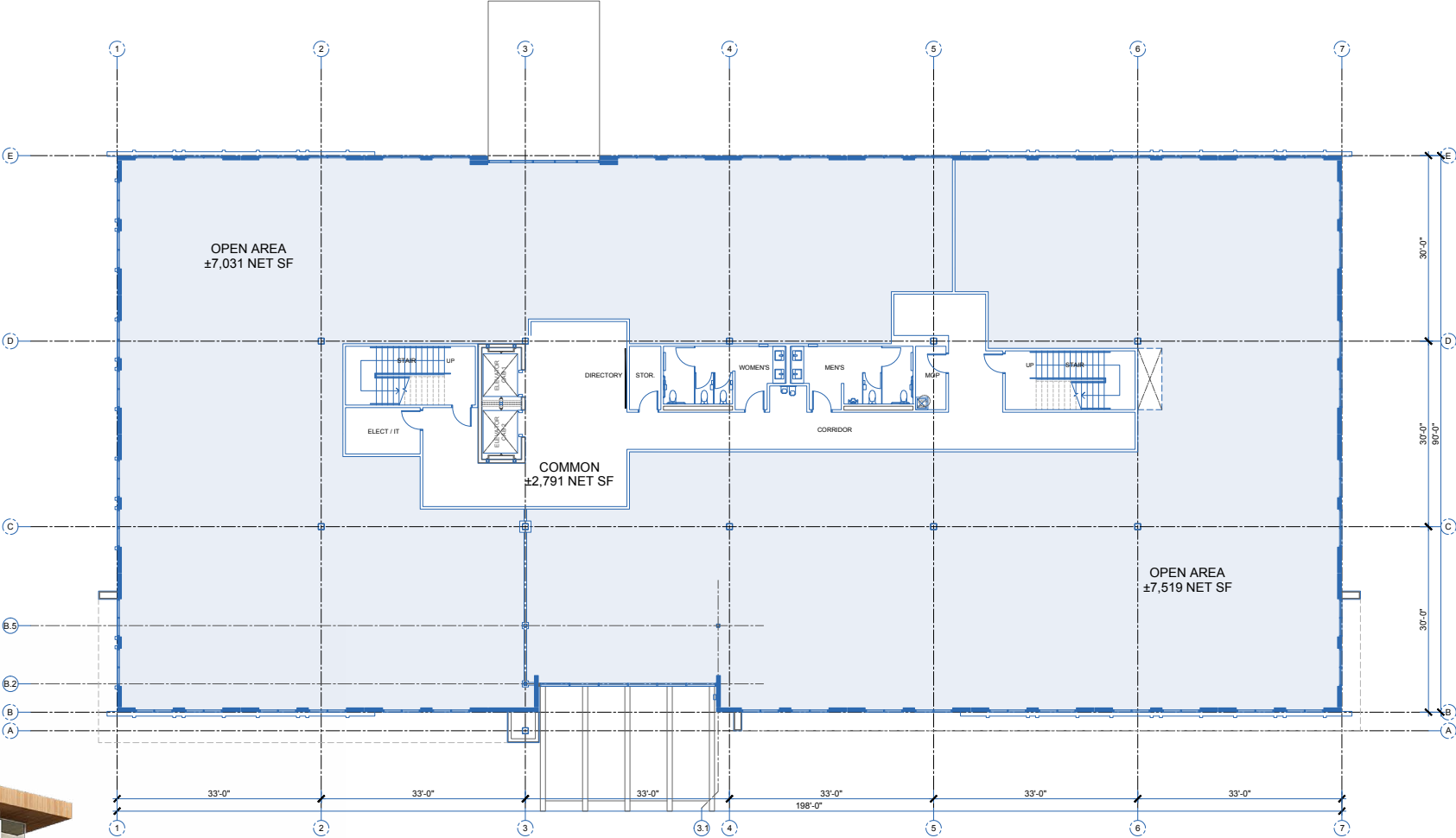
Floor 02



TOMBALL MEDICAL

Floor Plans

Floor 03



TOMBALL MEDICAL

Location



Minutes Away



Tomball Regional Medical Center: 1,500 + employees



Lone Star College-Tomball: 12,000 + Students



Population (2024)

3 Miles

23,365

5 Miles

338,233



Pop Growth 20-24

13.50%

15%



Avg. HH Income

\$111,934

\$135,800



Owner Occupied Housing

63.60%

76.40%



Median Age

40.1

36.9



Households

9,013

28,117



Median Home Value

\$372,750

\$376,992

Tenant Mix Strategy



Luxury Casual Brands

Upscale, service-oriented retail such as boutique shops, specialty stores, and personal care services that cater to daily needs and lifestyle enhancements.



Chef Driven Restaurants

Chef-driven, locally inspired restaurants that offer a unique dining experience, reflecting the community's taste and elevating the food scene at Cottage Place.



Demographic Appeal

The tenant mix attracts locals who enjoy spending time in a vibrant setting, with luxury retail, diverse dining, and inviting public spaces, making Cottage Place a central hub for Tomball.



Best-In-Class Medical

Premier medical office tenancy will play a critical role in enhancing the long-term stability of Cottage Place while also providing consistent foot traffic and a diverse visitor base.

