



Commercial Realty Company

8845 Long Point, Houston TX

CALL FOR MORE INFORMATION



FOR LEASE

- \$28.00/ PSF NNN

AVAILABLE SPACE

- Minimum divisible 1,500 SF
- Max divisible 6,530 SF
- TI allowance negotiable

PROPERTY HIGHLIGHTS

- Newly renovated (2020)
- Average HH income \$77,295 (withing 1mi radius)
- Overflow parking available

TRAFFIC COUNT

- 18,375 (CoStar 2022)

Fred Ash
O. 281-568-7805

fredash@crcompany.com

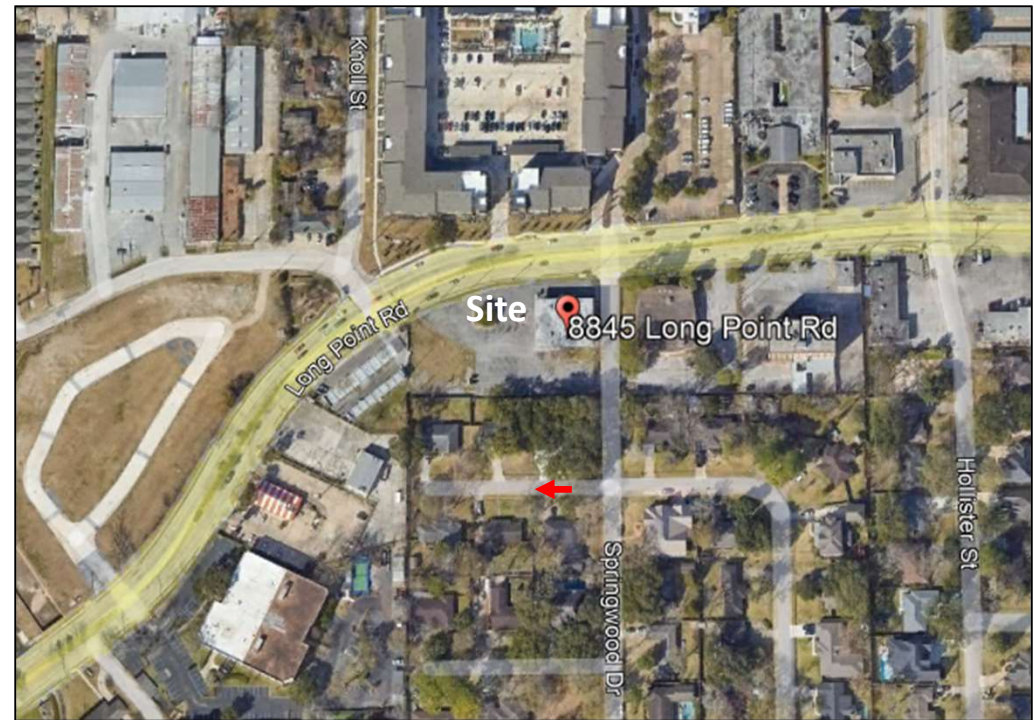
11520 Bedford St.
Houston, Tx 77031



DEMOGRAPHICS

Demographics >>

	1 mile	3 miles
Population	22,174	138,443
Households	7,192	47,267
Median Age	35	35.80
Median HH Income	\$49,216	\$59,955
Daytime Employees	16,798	102,067
Population Growth '23 - '28	▲ 0.55%	▼ -0.40%
Household Growth '23 - '28	▲ 0.49%	▼ -0.56%

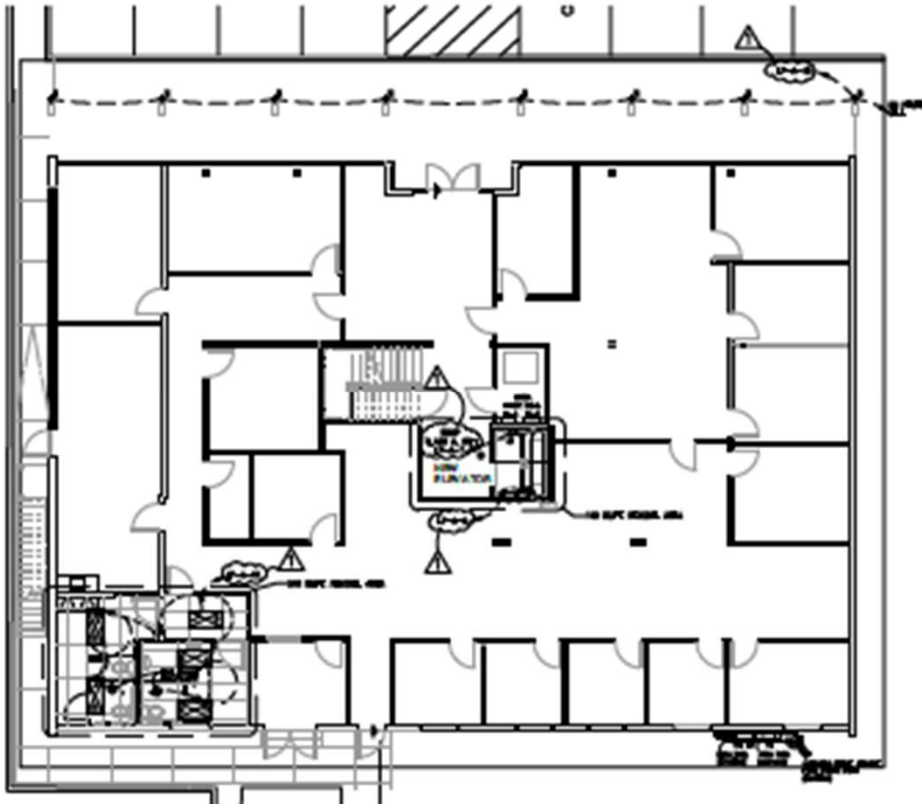




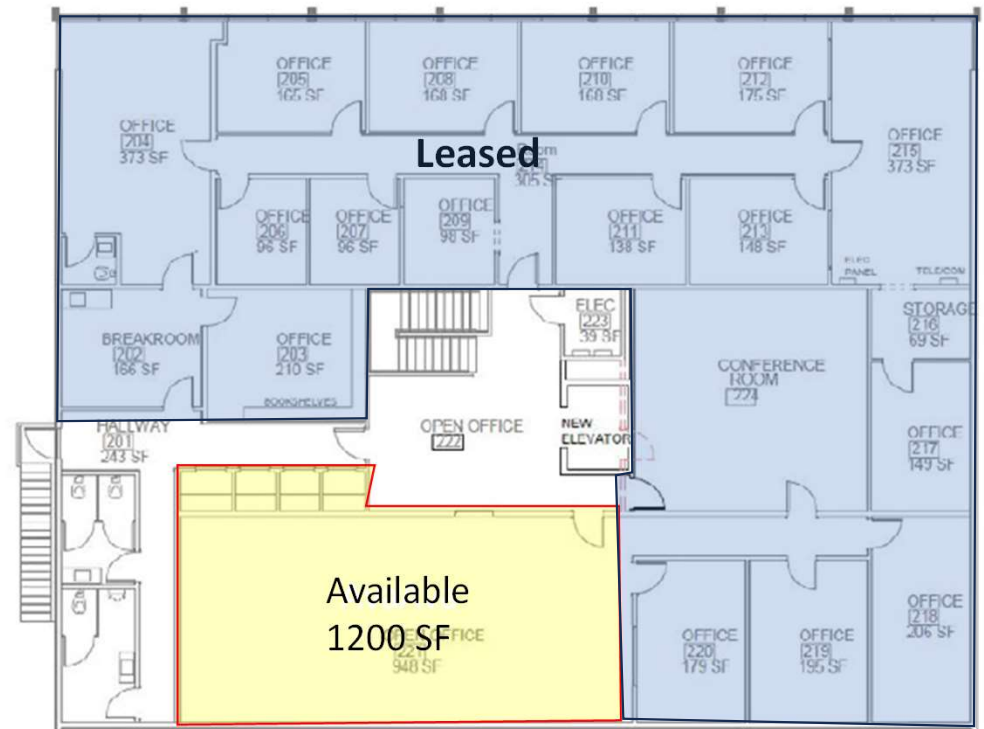
Commercial Realty Company

8845 Long Point, Houston TX

First Floor - 6,123 SF



Second Floor - 6,530 SF





Commercial Realty Company

8845 Long Point, Houston TX



Lobby