

Medical Office | For Lease

CBRE

Six Pines Medical Professional Plaza

8850 Six Pines Drive, The Woodlands, TX 77380

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Move-In Ready Space Available



Building owned by **HEALTHCARE REALTY**



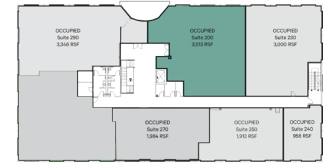
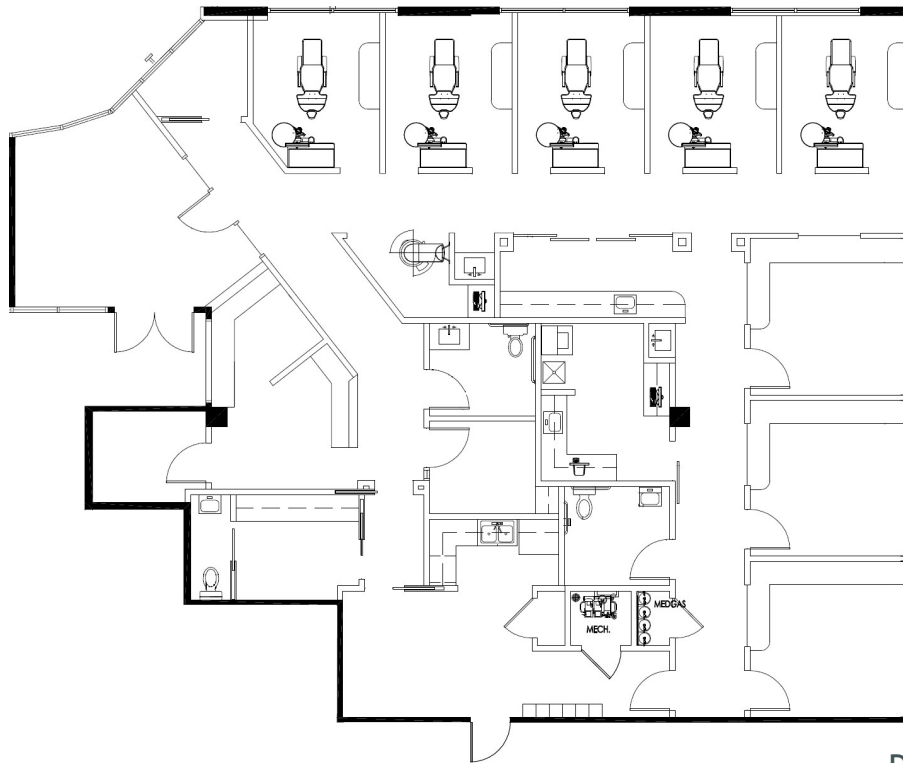
Property Highlights

Six Pines Medical Professional Plaza is a 37,117 RSF, 2-story, Class A, Medical Office Building located in The Woodlands.

- Excellent location one block from Memorial Hermann The Woodlands Hospital and less than 4 miles from Houston Methodist, Texas Children’s, and CHI/St. Luke’s The Woodlands Hospitals
- Convenient access to I-45 with abundant parking including free surface parking for visitors and covered parking for doctors
- Covered drop-off area provides ease of access for patients and visitors
- The building was renovated in 2018, including updated common area finishes and electronic directory
- 2nd generation medical space available

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population - Estimated 2024	5,373	56,550	164,344
Population – 5-Year Projection	5,420	55,843	163,636
Median Age - Estimated 2024	48.8	42.9	38.6
Average Household Income - Estimated 2024	\$172,164	\$157,963	\$154,417

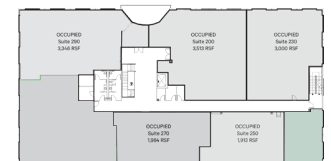
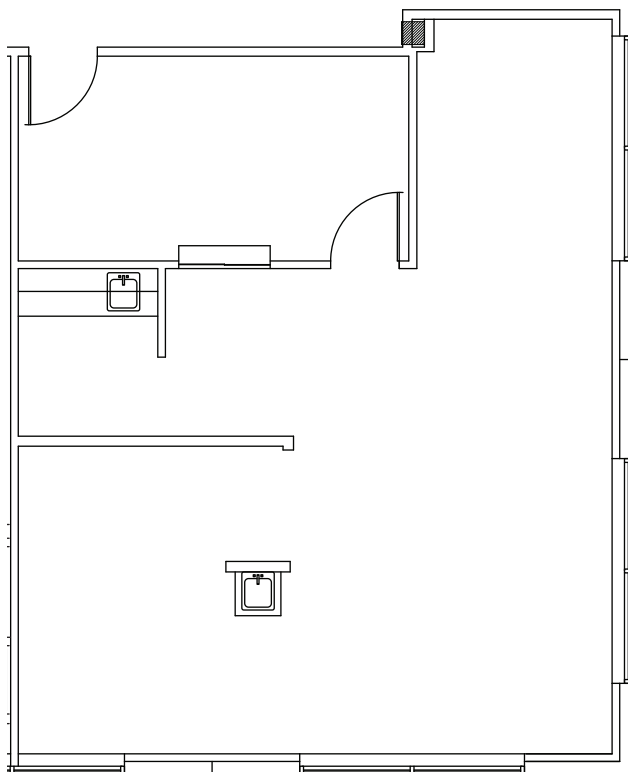
SUITE 200 - 3,513 RSF



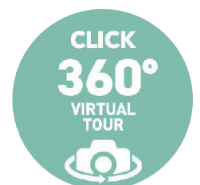
2nd Floor

Dental Space | Available 2/1/2027

SUITE 240 - 958 RSF



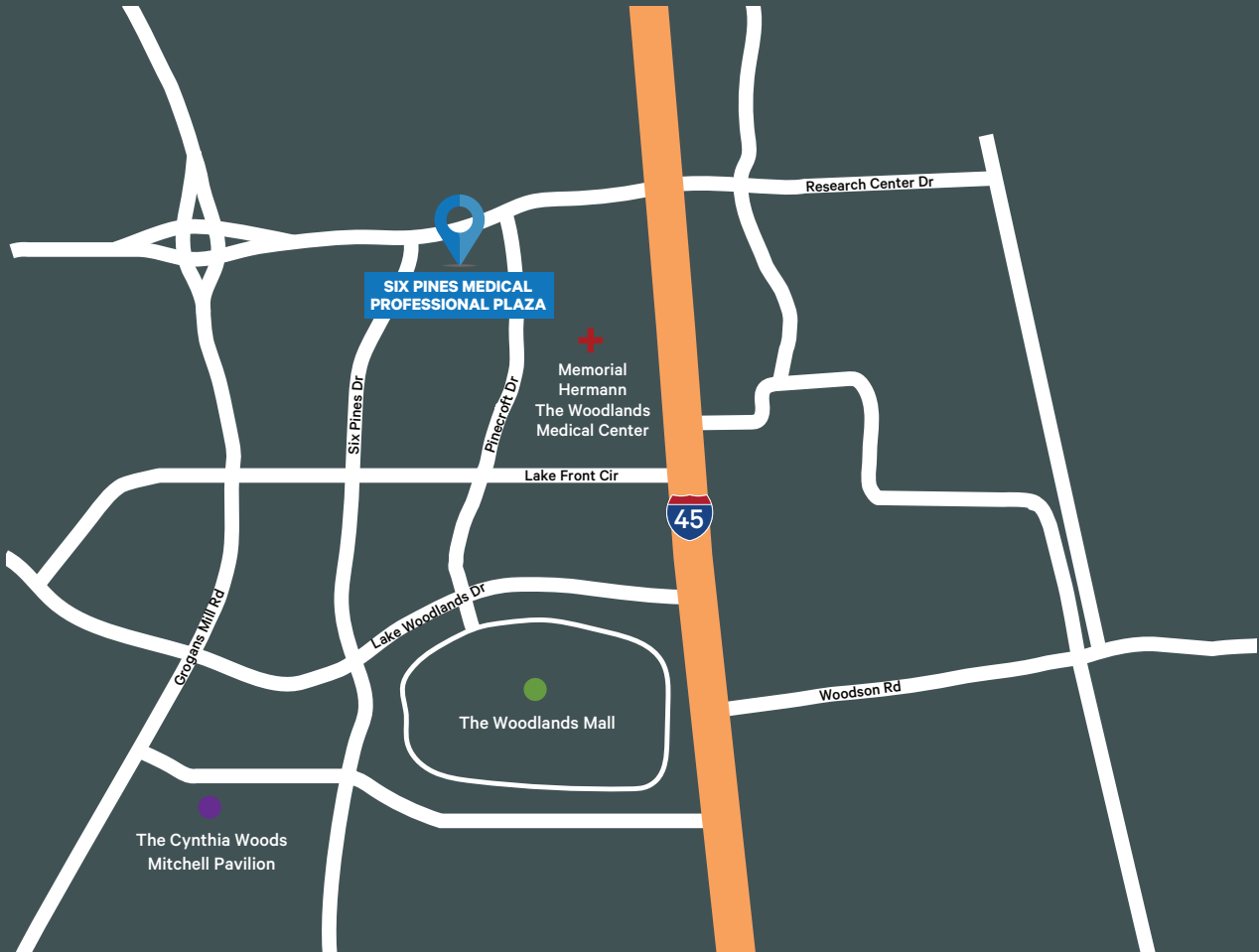
2nd Floor



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Contact Us

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Building owned by
HEALTHCARE REALTY



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