

# TEXAS CAR TITLE CENTER

919 11 ST, HUNTSVILLE, TX 77340

FOR SALE: \$792,000

PROPERTY SUMMARY | RETAIL PROPERTY



## PROPERTY DESCRIPTION

INCOME PRODUCING INVESTMENT PROPERTY

- Fully leased \$3,300/mo NNN
- Located on one of the most traveled roads in Huntsville
- Just minutes from I-45, Sam Houston State University, Highway 30 and Highway 19!
- 4,500 Sq Ft retail building with 145 ft. of frontage
- Taxes: \$5,167.36/yr / Insurance: \$6,040.00/yr

## LOCATION DESCRIPTION

This income-producing property is strategically situated on 11th Street in the bustling heart of Huntsville, surrounded by major retailers. Its location on a busy road ensures high visibility and foot traffic, making it an attractive spot for businesses. Being in close proximity to a variety of retail establishments, this property benefits from the commercial vibrancy and customer flow that the area naturally attracts. Its central location in Huntsville, a hub of activity, further enhances its appeal to potential tenants or businesses looking for a site that combines convenience, accessibility, and exposure. This property represents a lucrative opportunity for investors seeking to capitalize on its prime location in a thriving commercial district.

**ADAM OLSEN, CCIM**

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**THE COMMERCIAL PROFESSIONALS**

To Schedule A Showing Call 713.538.1638

## OFFERING SUMMARY

Sale Price:	\$792,000
Number of Units:	1
Lot Size:	0.248 Acres
Building Size:	4,500 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	240	899	3,718
Total Population	1,664	3,690	11,625
Average HH Income	\$29,520	\$31,369	\$28,893

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2800 Post Oak Blvd, Suite 4100, Houston, TX 77056

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RETAILER MAP | RETAIL PROPERTY



Map  
data  
©2024  
Google

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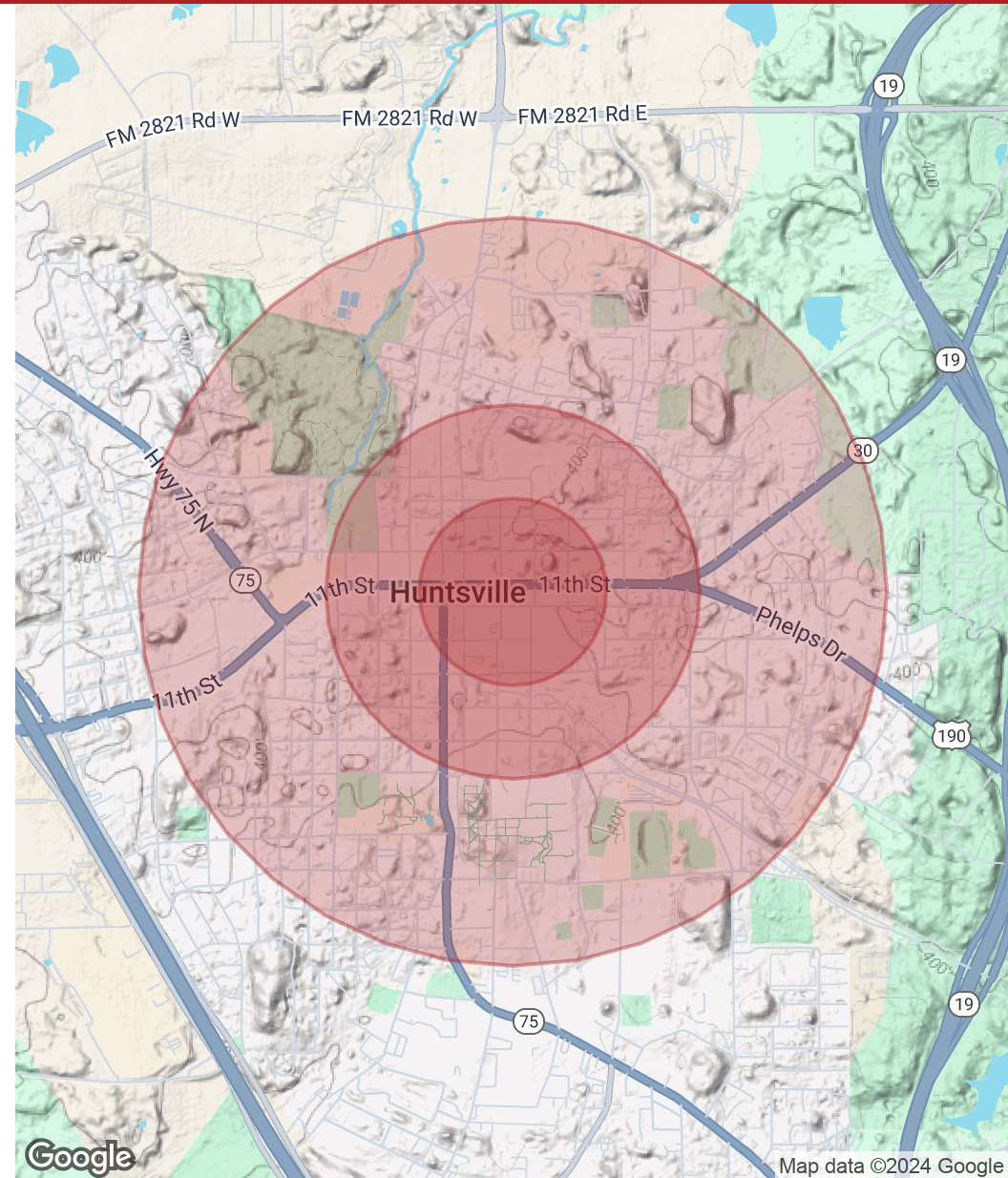
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DEMOGRAPHICS MAP & REPORT | RETAIL PROPERTY

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,664	3,690	11,625
Average Age	41.9	33.2	26.2
Average Age (Male)	41.3	32.9	26.4
Average Age (Female)	10.4	17.1	21.6

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	240	899	3,718
# of Persons per HH	6.9	4.1	3.1
Average HH Income	\$29,520	\$31,369	\$28,893
Average House Value	\$18,290	\$32,116	\$42,970

2020 American Community Survey (ACS)



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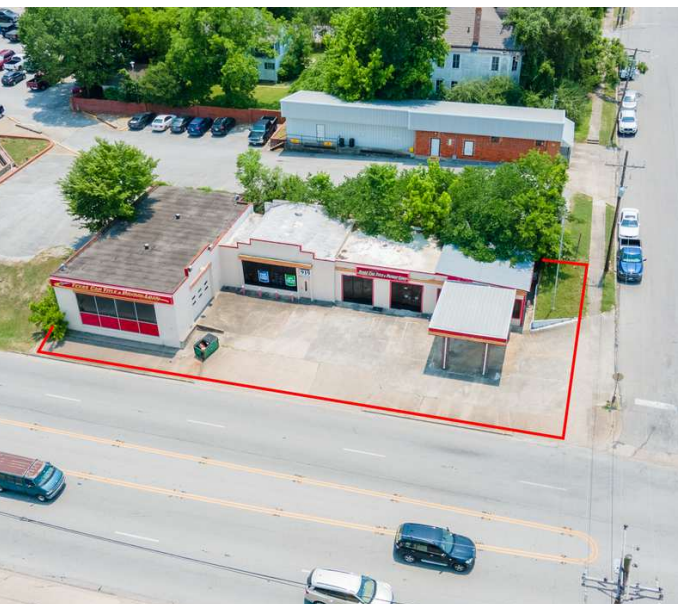
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ADDITIONAL PHOTOS | RETAIL PROPERTY

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