

106 Westheimer

106 Westheimer Rd, Houston 77006

SUITE-A AVAILABLE

850 sf



TRAFFIC COUNT:

Westheimer: 19,900 cpd

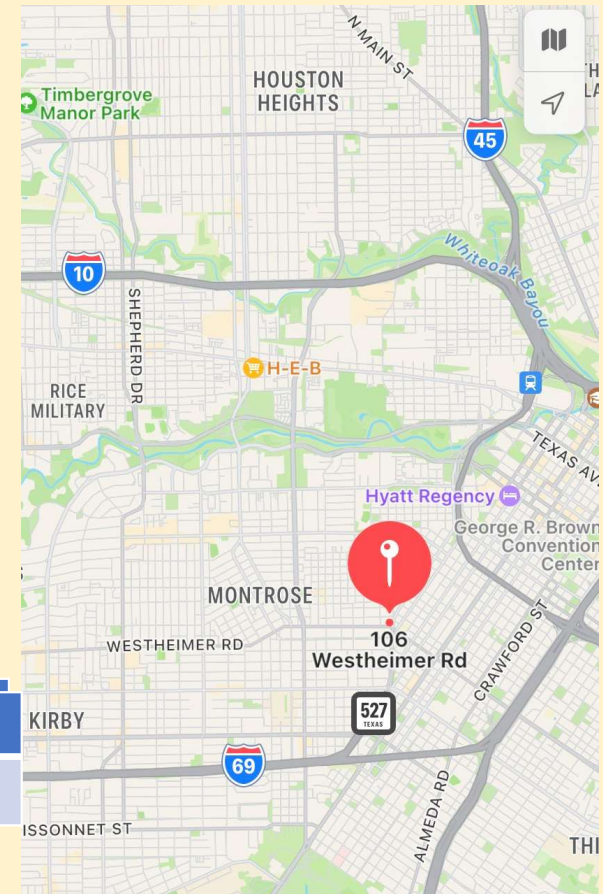
Spur: 37,000 cpd

**For information: Text (713) 825-0636
hughbanon@gmail.com**



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PROPERTY HIGHLIGHTS

- 5,200sf Shopping Center, 27 Parking Spaces
- At the Intersection of Westheimer and Bagby; Access from Bagby and Westheimer
- Great Location in Midtown; In Midst of Houston Restaurant Scene and New Developments
- Excellent Visibility
- Easy Access to Downtown and Interstate 69 via 527

- ❑ **850 sf Available (Suite A); NNN Lease**
- ❑ **Flexible Move-in Date**
- ❑ **NNN Charges of \$15/sf**
- ❑ **Full Build-Out**

Demographics

1 Mile

3 Mile

5 Mile

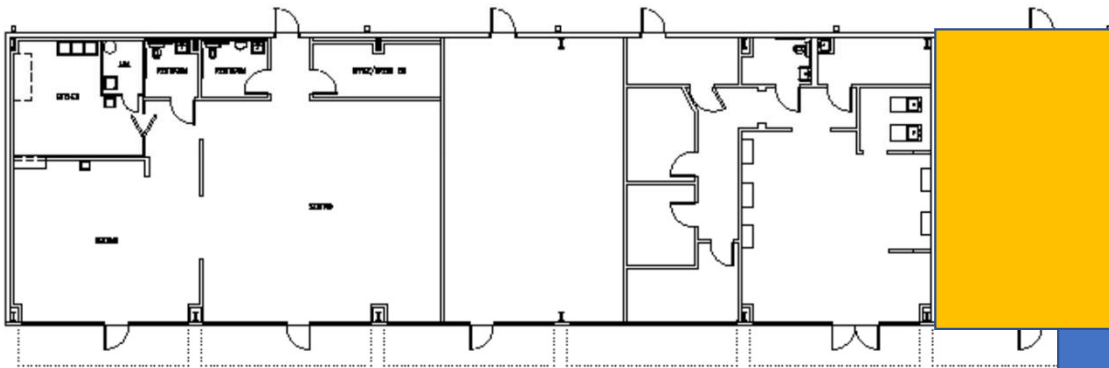
| | 1 Mile | 3 Mile | 5 Mile |
|----------------------|-----------|-----------|-----------|
| Daytime Population | 51,000 | 536,000 | 929,000 |
| Avg Household Income | \$145,000 | \$158,000 | \$147,000 |

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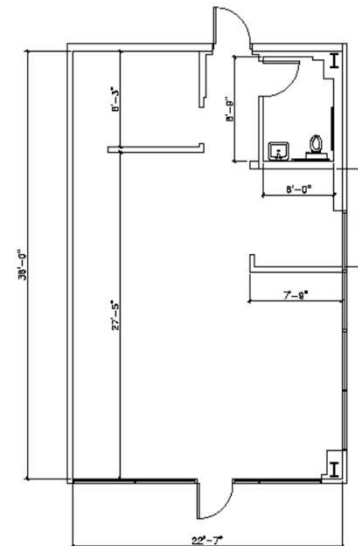
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BUILDING PLAN



SUITE-A



Note: Current build out of Suite A is for retail

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Main Area

SUITE-A INTERIOR

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Rear Room



Restroom