

±31.99 ACRES FOR SALE

11530 MAIN ST

HOUSTON
CBD

TEXAS
MEDICAL CENTER

NRG PARK

RICE
UNIVERSITY



Willowbend Blvd



EXCELLENT RESIDENTIAL DEVELOPMENT OPPORTUNITY

±1.2 MILES SOUTH OF LOOP 610 AT HWY 90

HOUSTON, TEXAS

MICHEAL PALMER | +1 713 577 1575
micheal.palmer2@cbre.com

BRENDAN LYNCH | +1 713 577 1662
brendan.lynch@cbre.com

CBRE

THE OPPORTUNITY



Divisible to Smaller Parcels
(5 - 10 Acres)



Multiple Access Points on
Three Sides of Property



Fully
Fenced



City of
Houston Utilities



Power
±2,000 Amps



Quick Access to Loop 610,
Hwy. 90, Ft. Bend Toll Rd.



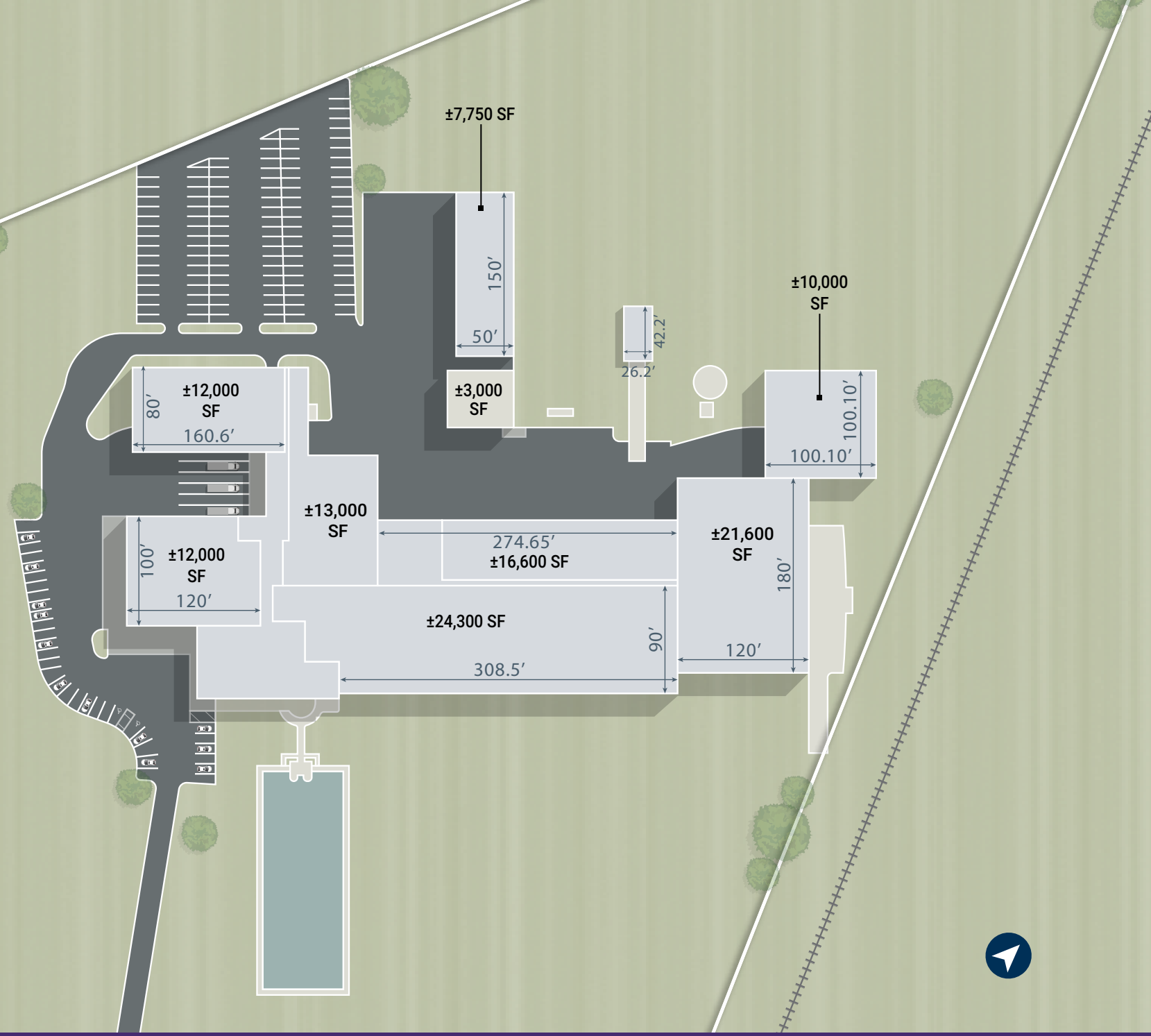
Near Texas Medical Center
& Central Houston Business
Districts



Building Available for Short
Term Lease. May be Sold
Separately.

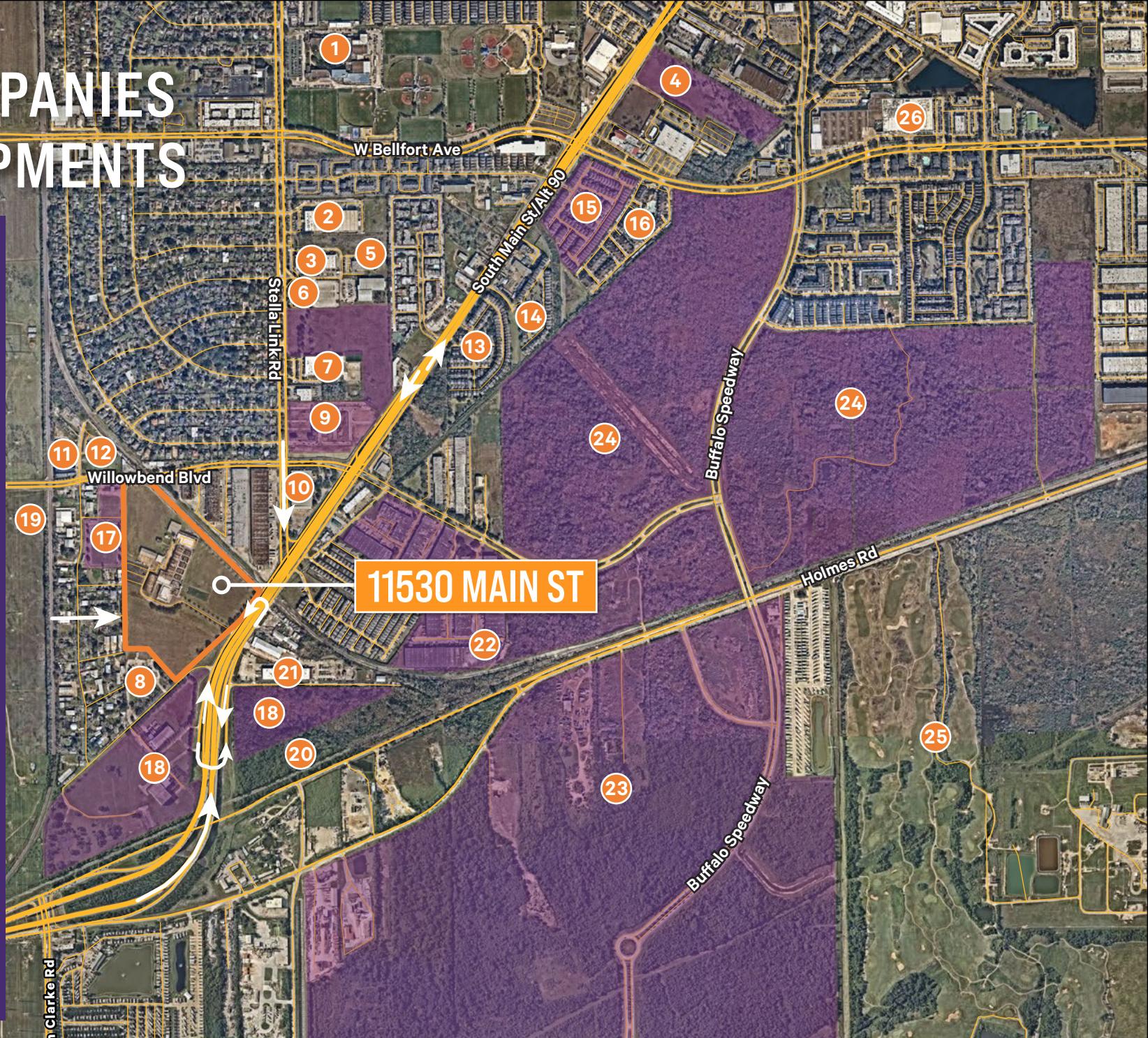


THE SITE

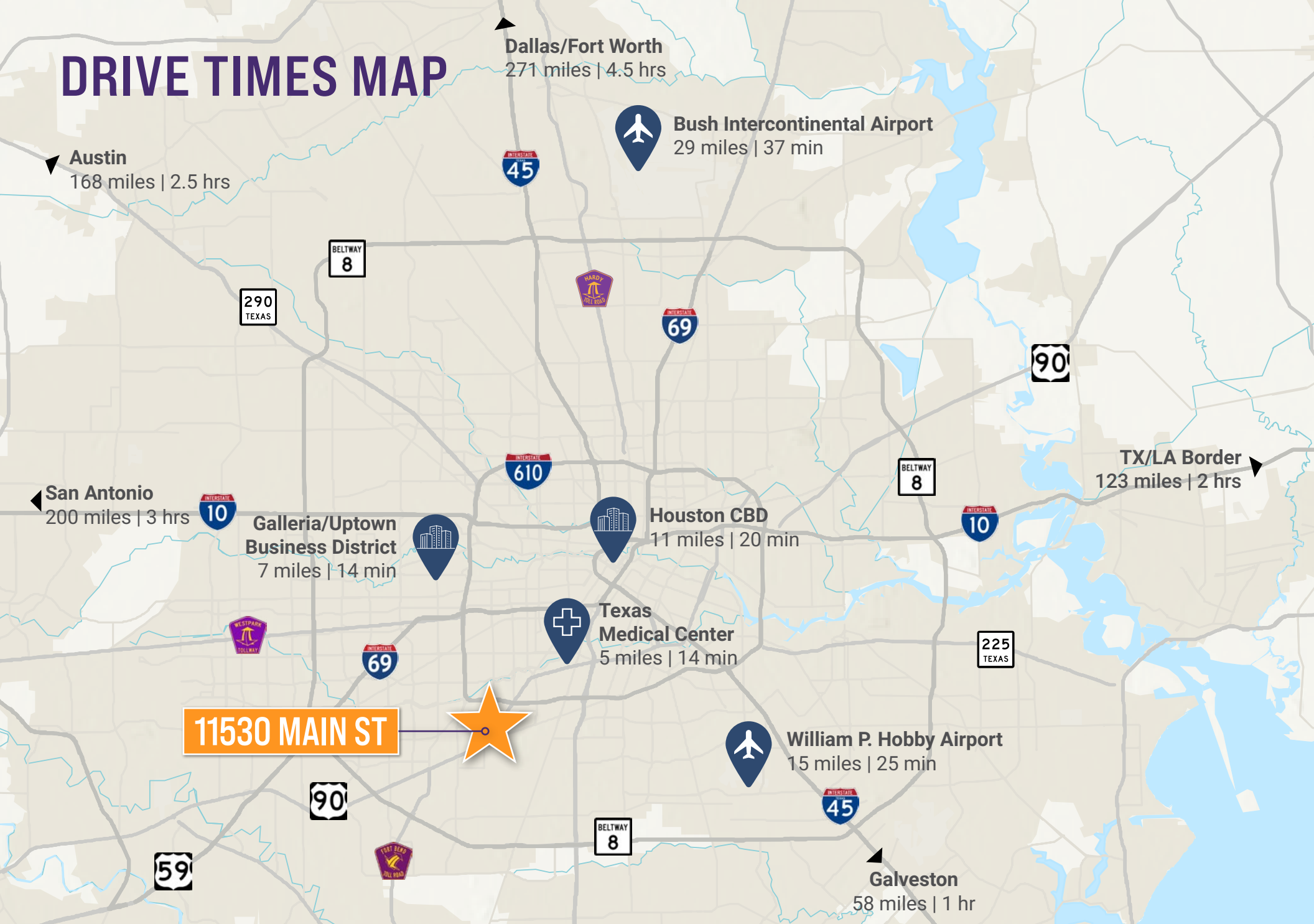


AREA COMPANIES & DEVELOPMENTS

- 1 S.C. Sport
- 2 Johnson Controls
- 3 Neurogene
- 4 TCR
- 5 A&S Eng.
- 6 Clark Condon
- 7 Nelm/COH
- 8 Promark
- 9 Willowbend Point
(City Choice Homes)
- 10 Ace Image
- 11 COH Health
- 12 Zewald Delivery
- 13 Park at Main THs
- 14 Villas at Clearview THs
- 15 Avondale Apts
- 16 Valencia Place Apts
- 17 Melcher
- 18 Rice
- 19 Centerpoint Energy
- 20 UPRR
- 21 Brinks
- 22 Longpoint Partners
- 23 Reddy
- 24 University of Texas
- 25 Wildcat Country Club
- 26 Alcon



DRIVE TIMES MAP



11530 MAIN ST

GALLERIA/UPTOWN

GREENWAY PLAZA/UPPER KIRBY



Willowbend Blvd

Stella Link Rd



EXCLUSIVE ADVISORS

MICHEAL PALMER

+1 713 577 1545

micheal.palmer2@cbre.com

BRENDAN LYNCH

+1 713 577 1662

brendan.lych@cbre.com

±31.99 ACRES FOR SALE

11530 MAIN ST

HOUSTON, TEXAS 77025

CBRE