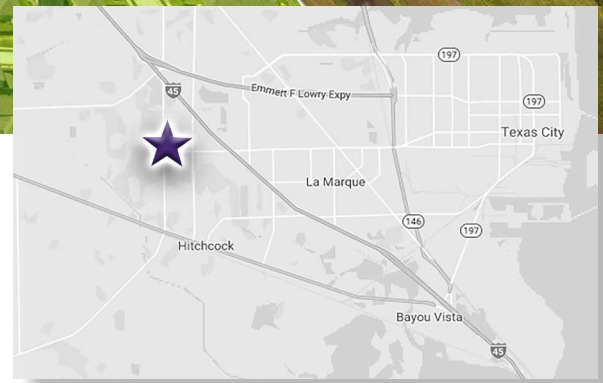




FM 2004 & FM 1764 La Marque, TX

- Surrounded by a 280 acre subdivision
- Approx. 2 AC conveniently located on the NEC of FM 2004 & FM 1764 (Texas Ave) La Marque, TX 77568
- Close proximity to Gulf Greyhound Park, Wal-Mart, and Mall of the Mainland
- Approximately 1 mile from I-45



LOCATION

NEC of FM 2004 & Texas Ave. La Marque, TX 77568

AVAILABLE

1.898 ACRES (82,692 SF)

Contact Charlie Scott

713-533-3020

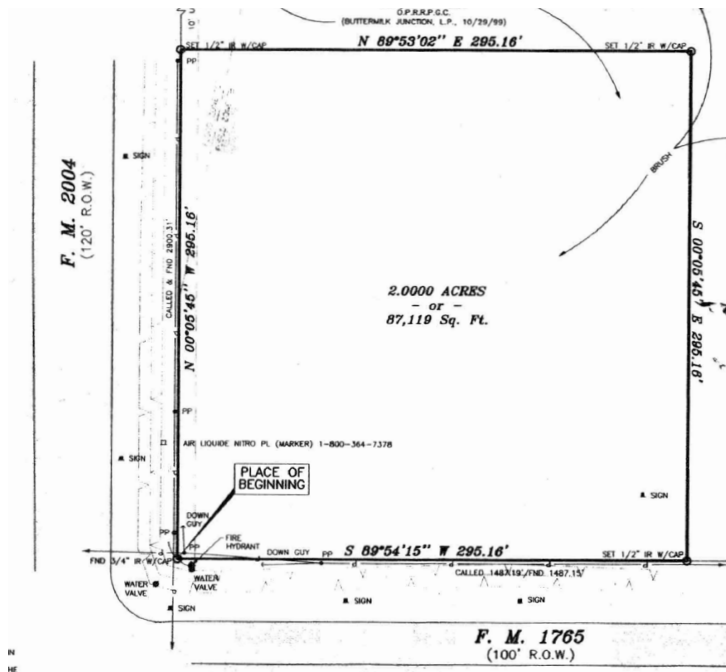
cscott@newregionalplanning.com

Contact Blake Tartt III




713-523-2929

btartt@newregionalplanning.com

1.898 Acres For Sale




Demographics

-  **POPULATION**
66,415 (5 mi)
-  **HOUSEHOLDS**
23,304 (5 mi)
-  **AVERAGE HH INCOME**
\$95,501 (5 mi)



Traffic Counts

-  **TEXAS AVE.**
East of FM 2004
5,232 VPD ('21)
-  **FM 2004**
North of Texas Ave.
11,488 VPD ('21)

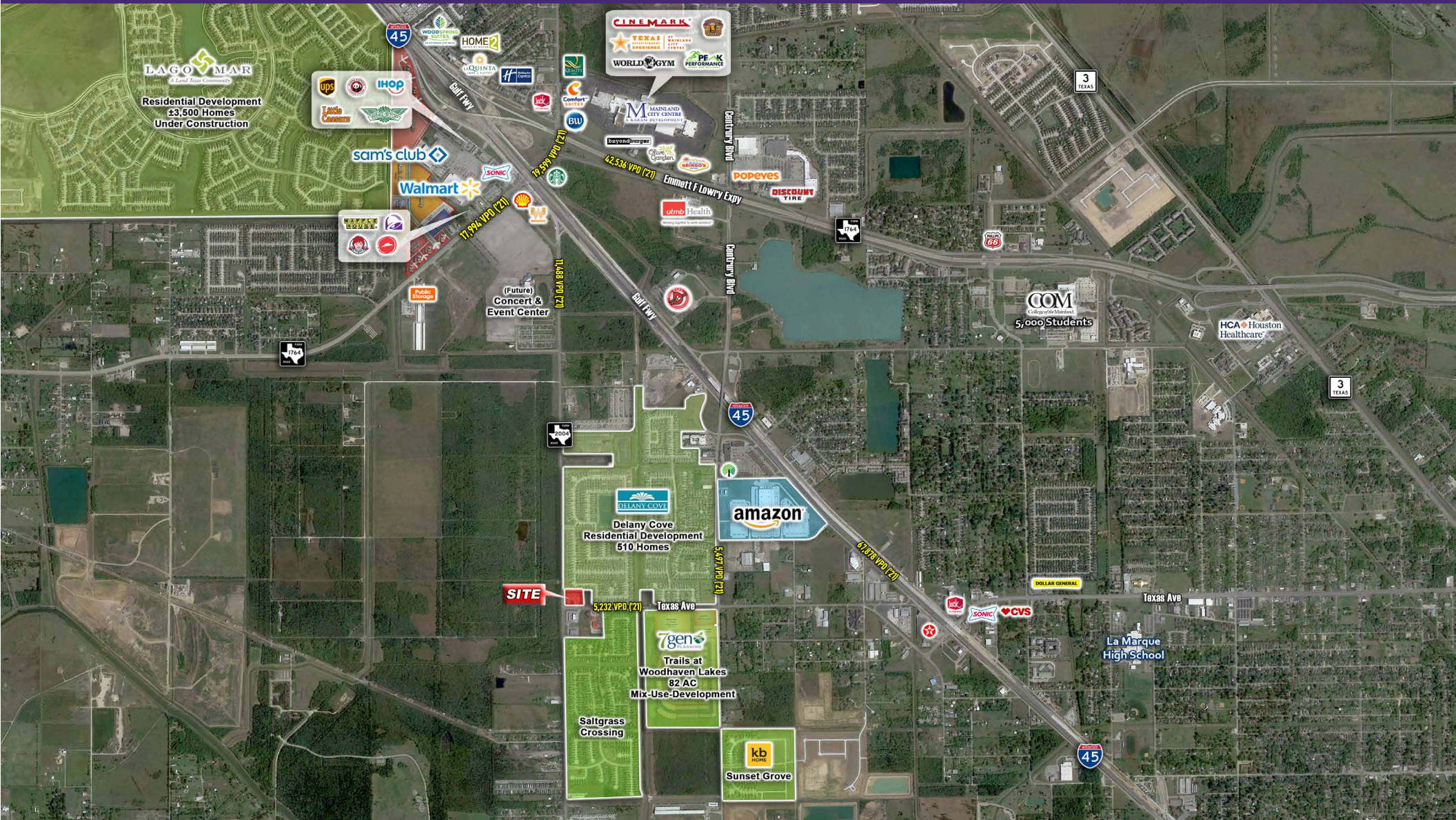
FOR MORE INFORMATION, PLEASE CONTACT

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BLAKE TARTT III | btartt@newregionalplanning.com | newregionalplanning.com | 713.523.2929

1600 West Loop South, Suite 600 | Houston, TX 77027

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| | 1 mile | 3 miles | 5 miles |
|--|-----------|-----------|-----------|
| Population Summary | | | |
| 2010 Total Population | 1,306 | 22,321 | 50,371 |
| 2020 Total Population | 2,645 | 31,734 | 61,950 |
| 2020 Group Quarters | 3 | 580 | 825 |
| 2022 Total Population | 3,092 | 35,381 | 66,415 |
| 2022 Group Quarters | 3 | 636 | 828 |
| 2027 Total Population | 3,122 | 40,498 | 73,365 |
| 2022-2027 Annual Rate | 0.19% | 2.74% | 2.01% |
| 2022 Total Daytime Population | 2,288 | 28,676 | 53,820 |
| Workers | 638 | 8,070 | 15,285 |
| Residents | 1,650 | 20,606 | 38,535 |
| 2022 Population by Race/Ethnicity | | | |
| Total | 3,093 | 35,381 | 66,414 |
| White Alone | 47.3% | 44.7% | 50.7% |
| Black Alone | 23.6% | 31.7% | 26.3% |
| American Indian Alone | 1.3% | 0.7% | 0.8% |
| Asian Alone | 2.8% | 2.1% | 1.6% |
| Pacific Islander Alone | 0.1% | 0.1% | 0.1% |
| Some Other Race Alone | 9.3% | 7.8% | 7.8% |
| Two or More Races | 15.5% | 12.8% | 12.6% |
| Hispanic Origin | 31.6% | 25.3% | 24.9% |
| Diversity Index | 82.2 | 79.9 | 78.2 |
| Housing Unit Summary | | | |
| 2020 Housing Units | 921 | 12,915 | 25,624 |
| Vacant Housing Units | 2.4% | 8.9% | 9.1% |
| 2022 Housing Units | 1,108 | 14,567 | 27,710 |
| Owner Occupied Housing Units | 79.9% | 61.2% | 63.2% |
| Renter Occupied Housing Units | 13.5% | 29.1% | 27.3% |
| Vacant Housing Units | 6.6% | 9.8% | 9.5% |
| 2027 Housing Units | 1,143 | 16,815 | 30,832 |
| Owner Occupied Housing Units | 78.7% | 63.5% | 64.9% |
| Renter Occupied Housing Units | 12.8% | 25.6% | 24.9% |
| Vacant Housing Units | 8.5% | 10.9% | 10.2% |
| Median Household Income | | | |
| 2022 | \$84,671 | \$75,910 | \$71,111 |
| 2027 | \$88,251 | \$86,242 | \$83,654 |
| 2022 Households by Income | | | |
| Average Household Income | \$97,774 | \$99,850 | \$95,501 |
| 2027 Households by Income | | | |
| Average Household Income | \$107,436 | \$116,833 | \$112,309 |
| 2022 Affordability, Mortgage and Wealth | | | |
| Housing Affordability Index | 148 | 133 | 127 |
| Percent of Income for Mortgage | 14.0% | 16.3% | 17.2% |
| Wealth Index | 84 | 97 | 92 |

KEY FACTS

3,092

Population

39.1

Median Age

3.2%

Unemployment Rate

7%

No High School Diploma

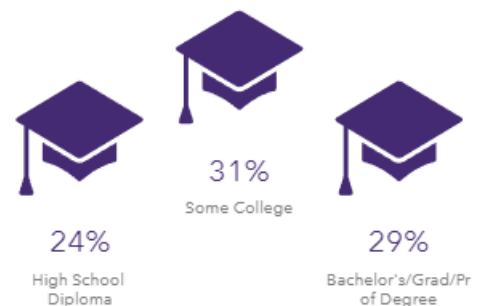


1,035

Households

\$70,357

Median Disposable Income



EDUCATION

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