

SPECIALTY PURPOSE | CHURCH FACILITY

5110 Crane St Houston, TX 77026

FOR SALE



**CARLOS
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Broker
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THE OFFERING

5110 Crane Street offers a unique opportunity to acquire a religious facility situated on a 2.8-acre lot, just minutes from Downtown Houston. This versatile property includes an 11,000 SF building thoughtfully designed for church use but adaptable to a variety of community or institutional purposes. The facility includes a spacious sanctuary with seating for over 200 attendees, a large multi-use area ideal for fellowship gatherings, special events, or meetings, as well as a kitchen area and multiple rooms for office or classroom use. The layout is functional and flexible, supporting a range of activities.

Opportunity:

Ideal for an established or growing congregation, nonprofit, or community organization seeking a centrally located facility with flexible space. The property also offers great potential to repurpose the existing building to industrial/ warehouse use or redevelopment.

Property Highlights

- Ample parking area with \pm 140 parking spaces.
- Located inside the Inner Loop, northeast of Downtown Houston
- Only 4.7 miles to Downtown
- Convenient access to major highways: 1 mile to I-610, 1.2 miles to I-69 , and 2.3 miles to I-10
- Centrally positioned within the Greater Houston Area

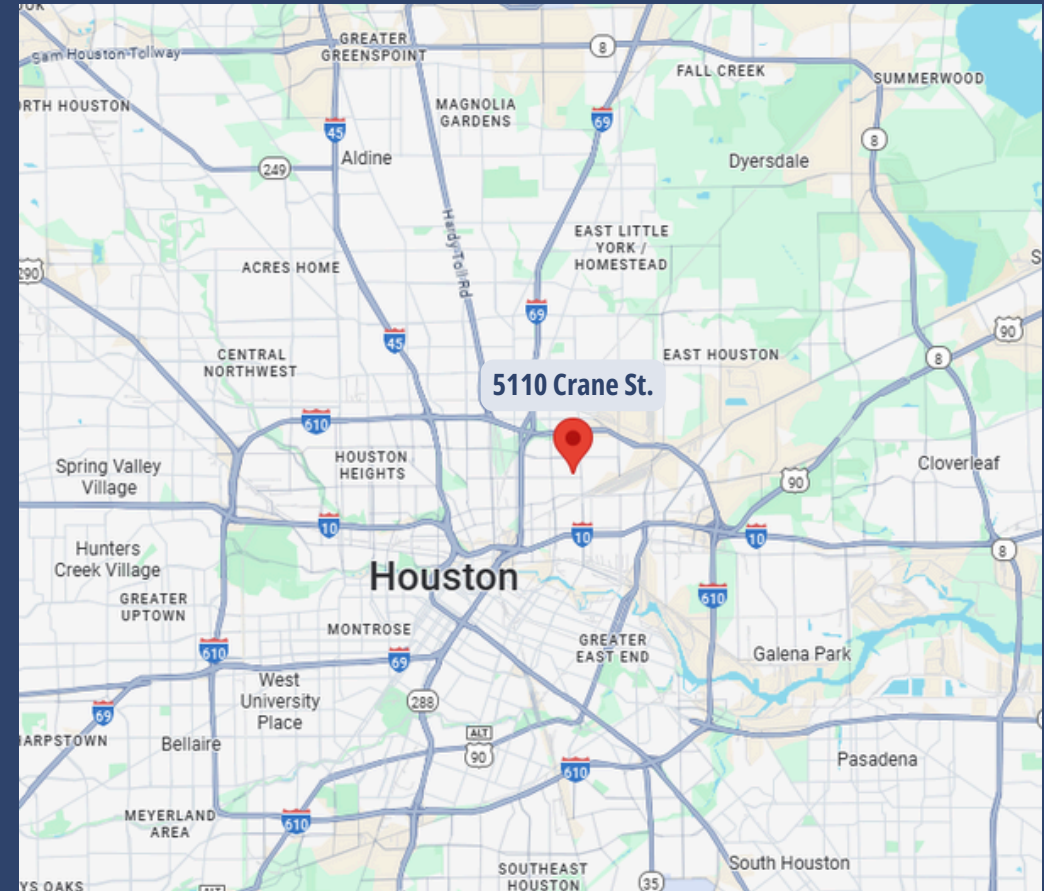
ASSET PROFILE

| | |
|----------------------|------------------------|
| Sales Price | \$1,595,000 |
| Property Type | Special Purpose |
| Total Lot Size | 2.80 AC |
| Total Building Area | 11,000 SF |
| Year Built/Renovated | 1980 |

DEMOGRAPHIC SUMMARY



| Radius | 1 Mile | 5 Mile | 10 Mile |
|---|-----------------|-------------------|-------------------|
| Population | | | |
| 2029 Projection | 15,036 | 333,056 | 1,306,244 |
| 2024 Estimate | 14,439 | 321,347 | 1,266,160 |
| 2020 Census | 12,936 | 294,819 | 1,195,949 |
| 2024 Population by Hispanic Origin | | | |
| White | 1,431 9.91% | 89,218 27.76% | 386,116 30.50% |
| Black | 6,527 45.20% | 75,732 23.57% | 255,205 20.16% |
| Am. Indian & Alaskan | 218 1.51% | 4,838 1.51% | 19,053 1.50% |
| Asian | 41 0.28% | 7,734 2.41% | 62,500 4.94% |
| Other | 6,222 43.09% | 143,619 44.69% | 542,428 42.84% |
| 2024 Avg Household Income | | | |
| | \$45,112 | \$81,096 | \$90,851 |



Traffic Count Report

| | Street | Cross Street | Cross Str Dist | Count Year | Avg Daily Volume | Volume Type | Miles from Subject Prop |
|---|----------------|------------------|----------------|------------|------------------|-------------|-------------------------|
| 1 | Lockwood Dr | Makeig St | 0.01 N | 2018 | 14,084 | MPSI | .16 |
| 2 | Lockwood Dr | Collingsworth St | 0.06 N | 2024 | 11,089 | MPSI | .29 |
| 3 | Lockwood Dr | Collingsworth St | 0.06 N | 2025 | 11,168 | MPSI | .29 |
| 4 | Lockwood Dr | Cavalcade St | 0.04 N | 2025 | 12,676 | MPSI | .30 |
| 5 | Lockwood Dr | Cavalcade St | 0.04 N | 2024 | 12,671 | MPSI | .30 |
| 6 | Lockwood Drive | Cavalcade St | 0.04 N | 2024 | 11,532 | MPSI | .31 |
| 7 | Lockwood Drive | Cavalcade St | 0.04 N | 2025 | 12,830 | MPSI | .31 |
| 8 | Cavalcade St | Lockwood Dr | 0.03 E | 2025 | 6,657 | MPSI | .34 |
| 9 | Cavalcade St | Lockwood Dr | 0.03 E | 2024 | 6,656 | MPSI | .34 |

Sanctuary



This space is designed with a layout that welcome visitors through a corridor that leads them to the expansive sanctuary. The first floor is equipped with restrooms, offices, and classrooms for children's Sunday school and more.

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**MAIN
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