



**THE COMMERCIAL
PROFESSIONALS**

GABE RODARTE

(936) 218-2723
2800 POST OAK BLVD SUITE
4100 HOUSTON, TX 77056

ADAM OLSEN

(713) 614-2670
2800 POST OAK BLVD SUITE
4100 HOUSTON, TX 77056

RETAIL/MIXED USE PROPERTY FOR SALE

919 11TH STREET | HUNTSVILLE, TX 77320



OFFERING SUMMARY

SALE PRICE

CALL FOR PRICING

PROPERTY TYPE

RETAIL/MIXED USE

LOT SIZE

0.25 ACRES

BUILDING SIZE

4,500 SF

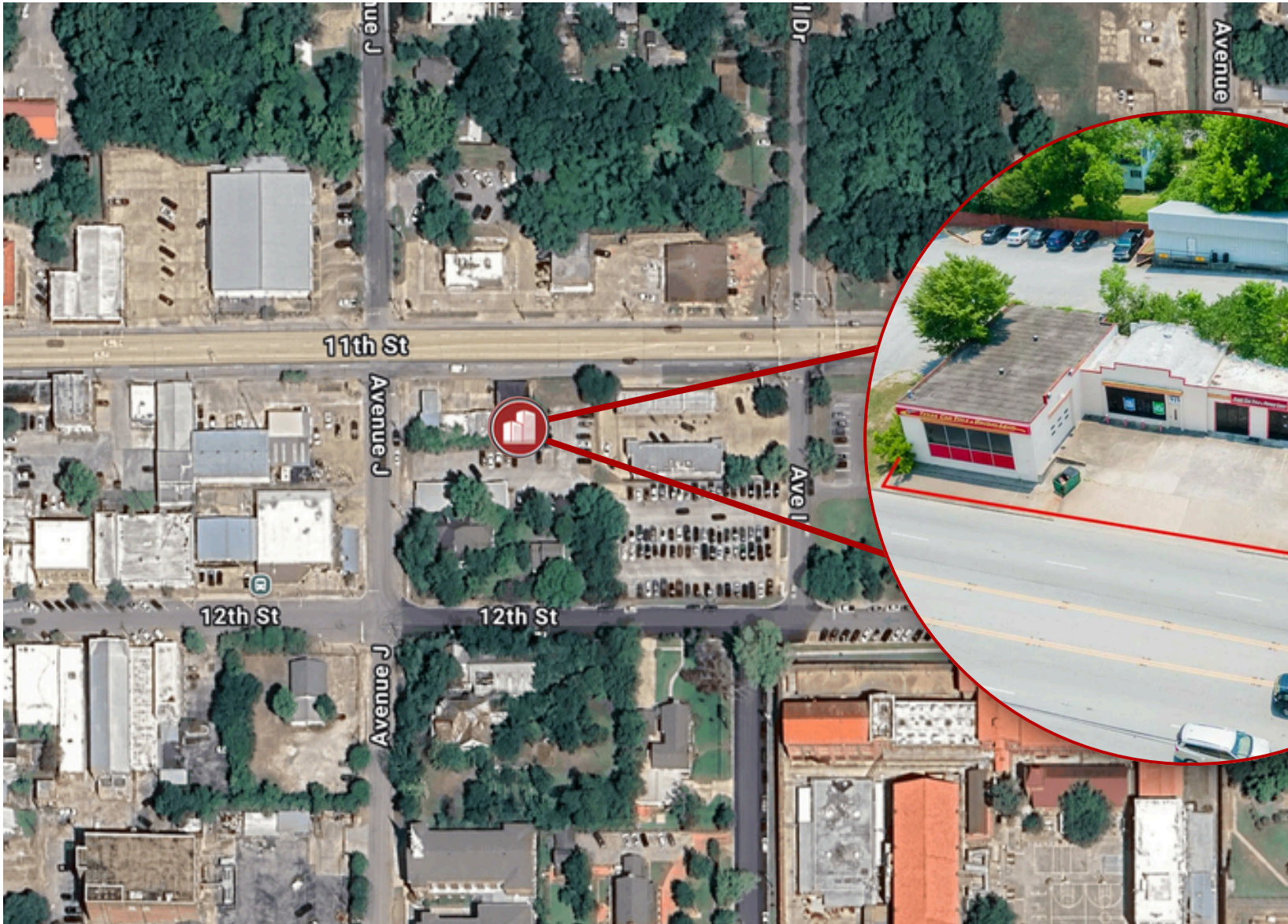
PROPERTY HIGHLIGHTS

This is a fully leased, income-producing retail investment located along one of Huntsville's most heavily traveled roads.

The ±4,334 SF building offers excellent visibility and is conveniently positioned just minutes from I-45, Sam Houston State University, Highway 30, and Highway 19.

The property benefits from strong commercial activity and steady customer flow generated by nearby retail destinations. Its central Huntsville location provides convenient access and exposure, enhancing long-term tenant demand. This asset presents a compelling opportunity for investors seeking a well-located property in a thriving commercial district.

Aerial Map



Property Photos



Demographics

This income-producing property is ideally located on 11th Street in the heart of Huntsville, surrounded by major retailers and established businesses. Positioned along a high-traffic corridor, the site offers excellent visibility and consistent foot and vehicle traffic, making it highly attractive to tenants.



	1 Mile	3 Miles	5 Miles
Total population	13,365	37,481	42,012
Workday Population	5,139	14,637	16,391
Total household	3,459	11,378	13,128
Average household income	\$42,987	\$47,996	\$52,235
Average age	26.2	29.5	31.2
Male Population	6,848	21,523	24,120
Female Population	6,521	15,964	17,896

Demographics data derived from AlphaMap

Market Overview

Huntsville, Texas is a key regional hub located in Walker County along the Interstate 45 corridor between Houston and Dallas. Its strategic positioning provides convenient access to major metropolitan markets while maintaining the advantages of a stable, business-friendly small-city environment. Huntsville serves as an economic anchor for the surrounding region and continues to experience steady, sustainable growth.

The city benefits from a consistent population base supported by Sam Houston State University, which plays a significant role in workforce development, consumer demand, and housing stability. This institutional presence, combined with regional healthcare facilities and state government operations, provides economic resilience and insulation from market volatility. As a result, Huntsville maintains steady demand across retail, service, office, and residential sectors.

From a real estate perspective, Huntsville benefits from limited commercial supply relative to demand, stable occupancy levels, and long-term institutional support. The market offers attractive opportunities for investors and owner-users seeking dependable performance within a growing North Texas-to-Houston corridor. As measured development continues, Huntsville remains well-positioned for sustained value creation and stable long-term investment potential.



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