



ADAM OLSEN

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2800 POST OAK BLVD SUITE
4100 HOUSTON, TX 77056

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**SECOND-GEN RESTAURANT | TURNKEY PROPERTY
WITH REDEVELOPMENT OPPORTUNITY**

5320 HOLLISTER ST, HOUSTON, TX 77040



OFFERING SUMMARY

SALE PRICE

\$1,550,000

PROPERTY TYPE

RETAIL

BUILDING SIZE

7,344 SF

PROPERTY HIGHLIGHTS

- Turnkey second-generation restaurant space; ready for immediate operation
- Fully equipped commercial kitchen, dining area, and prep space
- High-visibility frontage along Hollister near U.S. 290 and Beltway 8
- Surrounded by established neighborhoods, retailers, and industrial hubs
- Ideal for owner-operators, franchise users, or investors
- Excellent long-term potential for rebranding or a new restaurant concept

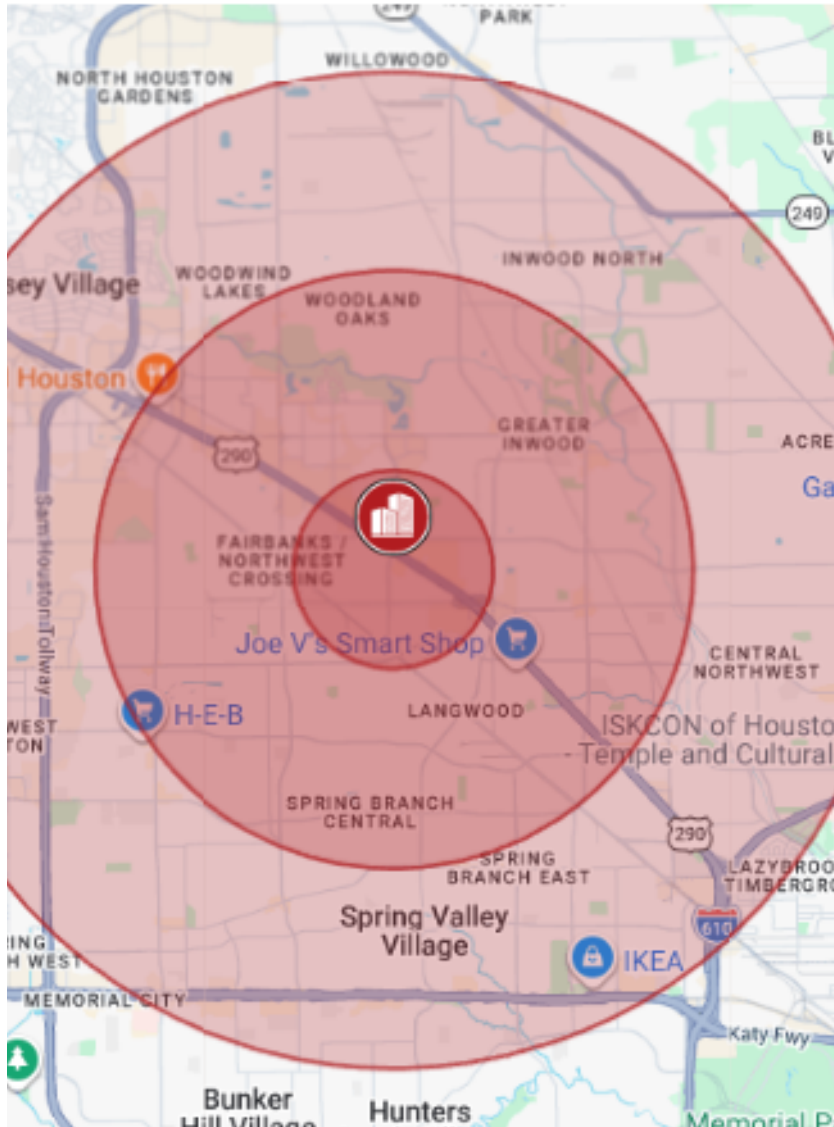
Aerial Map



Property Photos



Demographics



Ideally situated along Hollister Street near U.S. 290, the property benefits from exceptional exposure and accessibility in a high-growth corridor of Northwest Houston. The site is minutes from Beltway 8 and I-610, with U.S. 290 seeing approximately 200,000+ vehicles per day (VPD) and Hollister averaging over 10,000 VPD.

Surrounded by dense residential neighborhoods, industrial employers, and major national retailers, this location draws steady customer traffic from both local patrons and regional commuters. The strong commercial mix and central positioning make it a prime candidate for continued restaurant use or future redevelopment.

	1 MILE	3 Miles	5 Miles
Total population	12,104	130,924	309,726
Persons per household	2.4	2.7	2.8
Total household	5,023	47,823	112,064
Average household income	\$57,391	\$76,225	\$93,498
Average age	34	36	37
Average age male	34	36	36
Average age female	34	37	38

Demographics data derived from AlphaMap

Market Overview

Northwest Houston continues to experience strong commercial growth, driven by its strategic location, expanding population, and excellent transportation infrastructure. Positioned near U.S. 290, Beltway 8, and I-610, the Hollister corridor provides businesses with convenient access to major employment centres, residential communities, and regional distribution networks. U.S. 290 carries more than 200,000 vehicles per day, while Hollister Street averages over 10,000 vehicles per day, creating consistent visibility and customer exposure for retail and restaurant users.

The surrounding area features a diverse mix of established neighbourhoods, industrial employers, office users, and national retailers, generating steady daytime and evening traffic. Continued investment throughout Northwest Houston has strengthened demand for restaurant, retail, and service-oriented businesses, while limited well-located commercial properties continue to support long-term investment potential. With its existing restaurant infrastructure and redevelopment flexibility, this property is well-positioned to capitalise on the area's ongoing commercial and population growth.



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