

SKYHOUSE MAIN

Restaurant & Retail Availability



PROPERTY DATA

- SkyHouse Main is a 24-story, 336-unit high-rise apartment development with street level retail
- Located at 1725 Main St, Houston, Texas 77002, adjacent to existing 336 unit Skyhouse Houston
- On-site parking included

DEMOGRAPHICS

	1 Mile Radius	2 Mile Radius	3 Mile Radius
Population 2017 Estimate	22,874	91,191	191,560
Avg HH Income 2017 Estimate	\$113,281	\$104,909	\$109,478
Daytime Pop 2017 Estimate	195,071	270,132	357,779

CONTACT

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2016
MARS

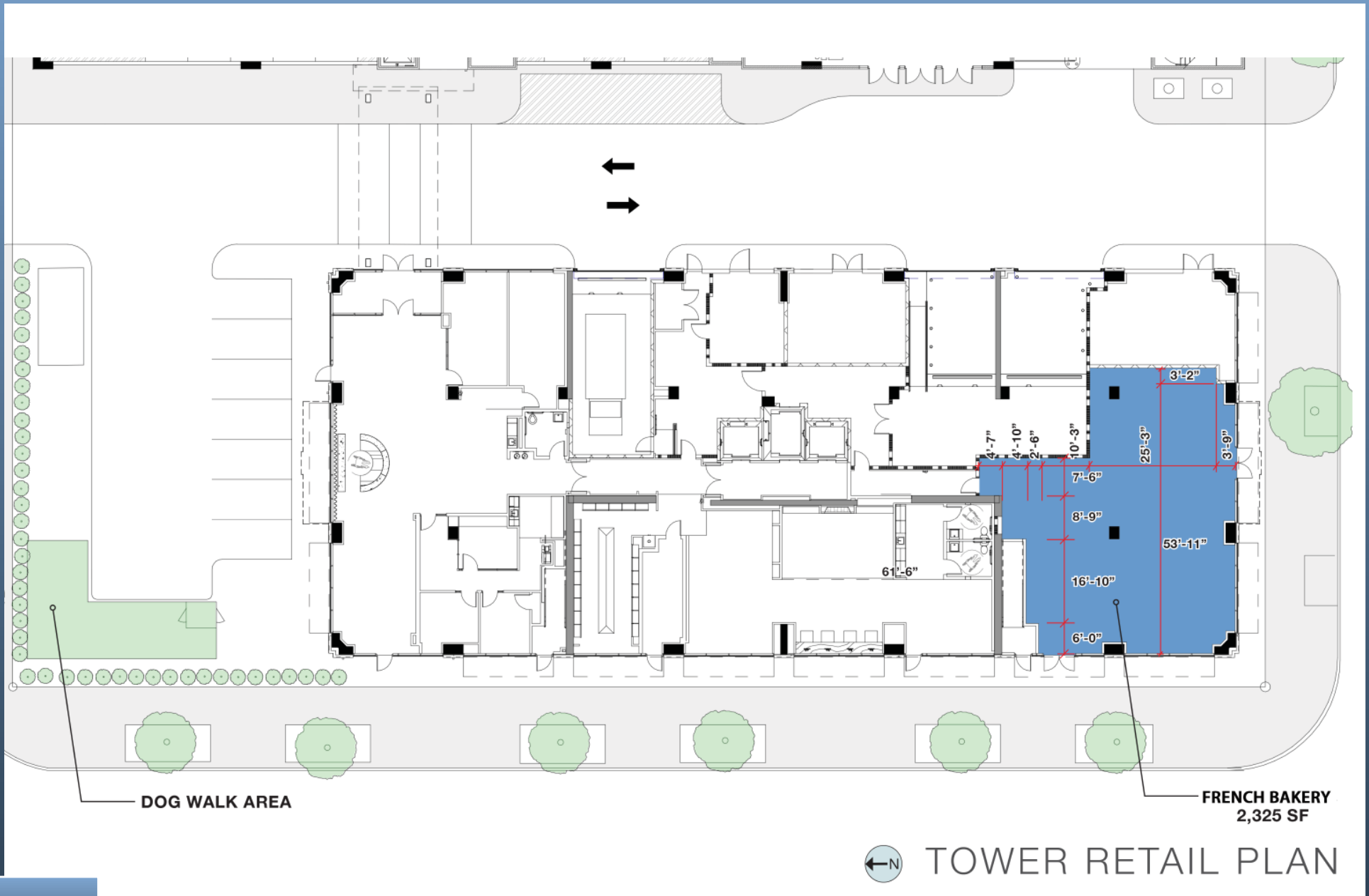


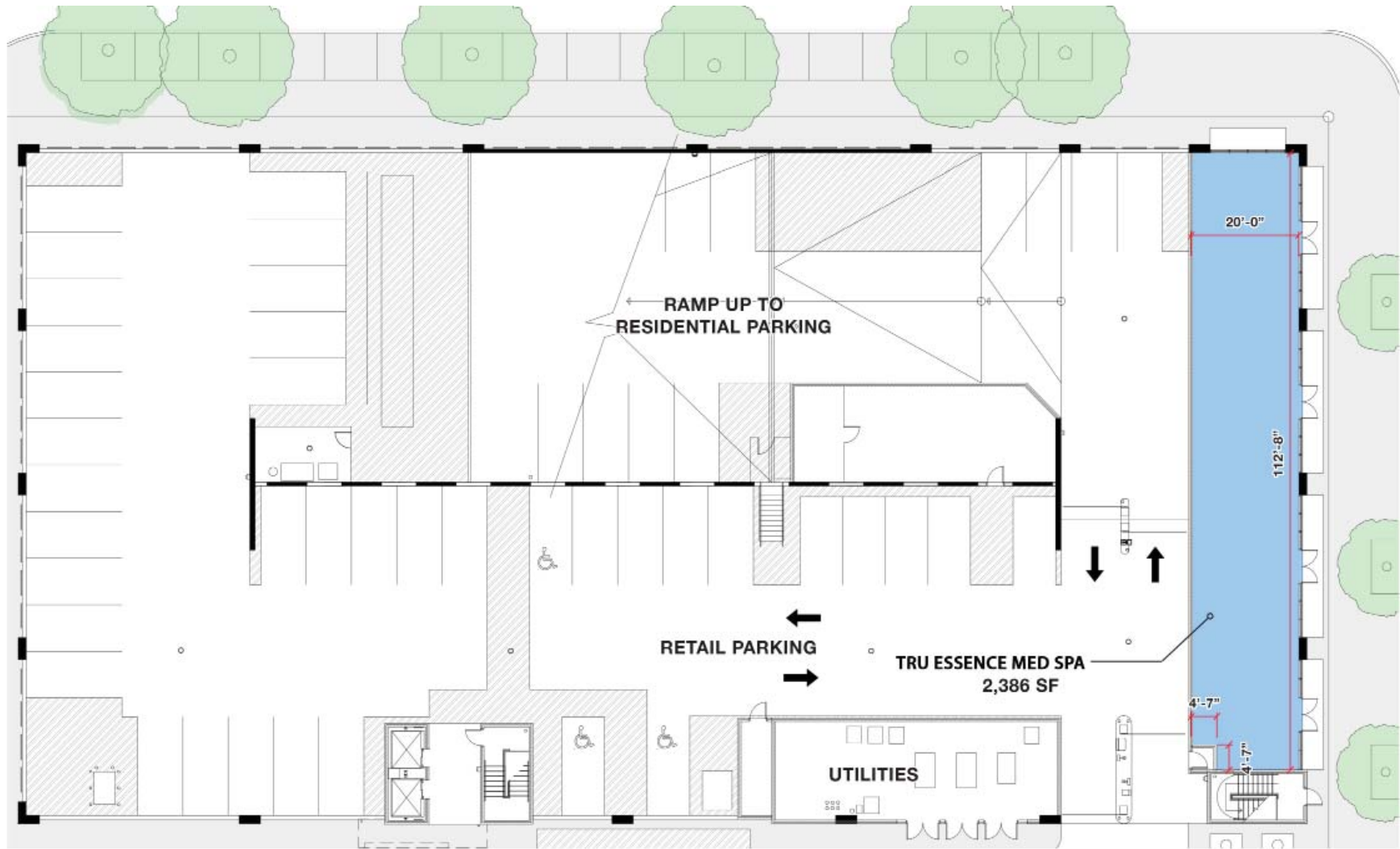
METRORAIL SYSTEM PLAN











←N PARKING DECK RETAIL PLAN



SUMMARY PROFILE

2000-2010 Census, 2017 Estimates with 2022 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 29.7511/-95.3695

RS1

1725 Main St		1 mi radius	2 mi radius	3 mi radius
Houston, TX 77002				
POPULATION	2017 Estimated Population	22,874	91,191	191,560
	2022 Projected Population	24,878	100,839	213,248
	2010 Census Population	17,255	74,955	165,356
	2000 Census Population	14,072	64,184	152,189
	Projected Annual Growth 2017 to 2022	1.8%	2.1%	2.3%
	Historical Annual Growth 2000 to 2017	3.7%	2.5%	1.5%
	2017 Median Age	33.2	33.5	33.9
HOUSEHOLDS	2017 Estimated Households	12,377	41,723	86,945
	2022 Projected Households	13,604	46,726	97,316
	2010 Census Households	8,436	32,472	70,827
	2000 Census Households	4,453	23,892	59,404
	Projected Annual Growth 2017 to 2022	2.0%	2.4%	2.4%
	Historical Annual Growth 2000 to 2017	10.5%	4.4%	2.7%
RACE AND ETHNICITY	2017 Estimated White	53.9%	53.5%	55.5%
	2017 Estimated Black or African American	28.0%	30.1%	25.5%
	2017 Estimated Asian or Pacific Islander	6.0%	4.8%	5.2%
	2017 Estimated American Indian or Native Alaskan	0.5%	0.5%	0.5%
	2017 Estimated Other Races	11.6%	11.2%	13.3%
	2017 Estimated Hispanic	25.4%	27.3%	32.9%
INCOME	2017 Estimated Average Household Income	\$113,281	\$104,909	\$109,478
	2017 Estimated Median Household Income	\$85,727	\$79,603	\$81,965
	2017 Estimated Per Capita Income	\$63,188	\$50,502	\$51,068
EDUCATION (AGE 25+)	2017 Estimated Elementary (Grade Level 0 to 8)	3.5%	6.7%	8.3%
	2017 Estimated Some High School (Grade Level 9 to 11)	6.7%	8.7%	7.6%
	2017 Estimated High School Graduate	12.7%	17.2%	15.4%
	2017 Estimated Some College	16.5%	16.7%	16.2%
	2017 Estimated Associates Degree Only	4.9%	4.7%	4.2%
	2017 Estimated Bachelors Degree Only	30.4%	24.8%	25.4%
	2017 Estimated Graduate Degree	25.2%	21.2%	22.9%
BUSINESS	2017 Estimated Total Businesses	5,831	10,004	14,902
	2017 Estimated Total Employees	188,928	238,848	296,721
	2017 Estimated Employee Population per Business	32.4	23.9	19.9
	2017 Estimated Residential Population per Business	3.9	9.1	12.9

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.



Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

11-2-2015



TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Date