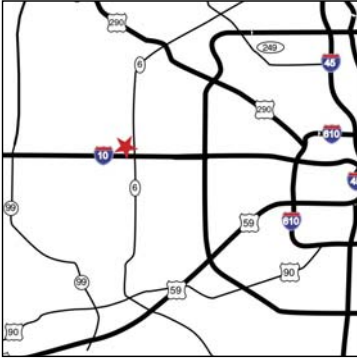


Retail

1029 North Highway 6, Houston, TX 77079



The Plazas at Park Ten - 2,827SF Restaurant Space Available



Connect »

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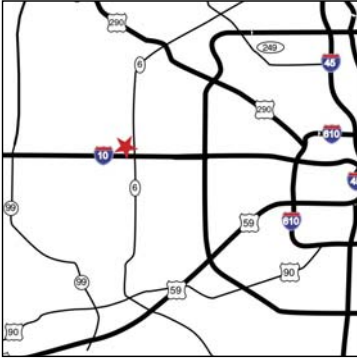
Overview

- 2,827 SF Restaurant space available
- 1,300 SF Available
- Neighbors with Top Golf and Mercedes-Benz of West Houston
- Highway 6 - 54,000 cars per day
- Lighted intersection
- Average Income - 3 mile radius \$94,179
- Just west of the new MD Anderson Cancer Center
- Lease Rate: \$19.00 pSF/yr NNN



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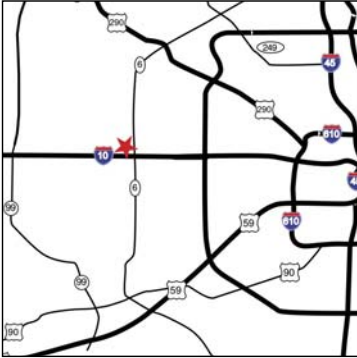
Monument Signs



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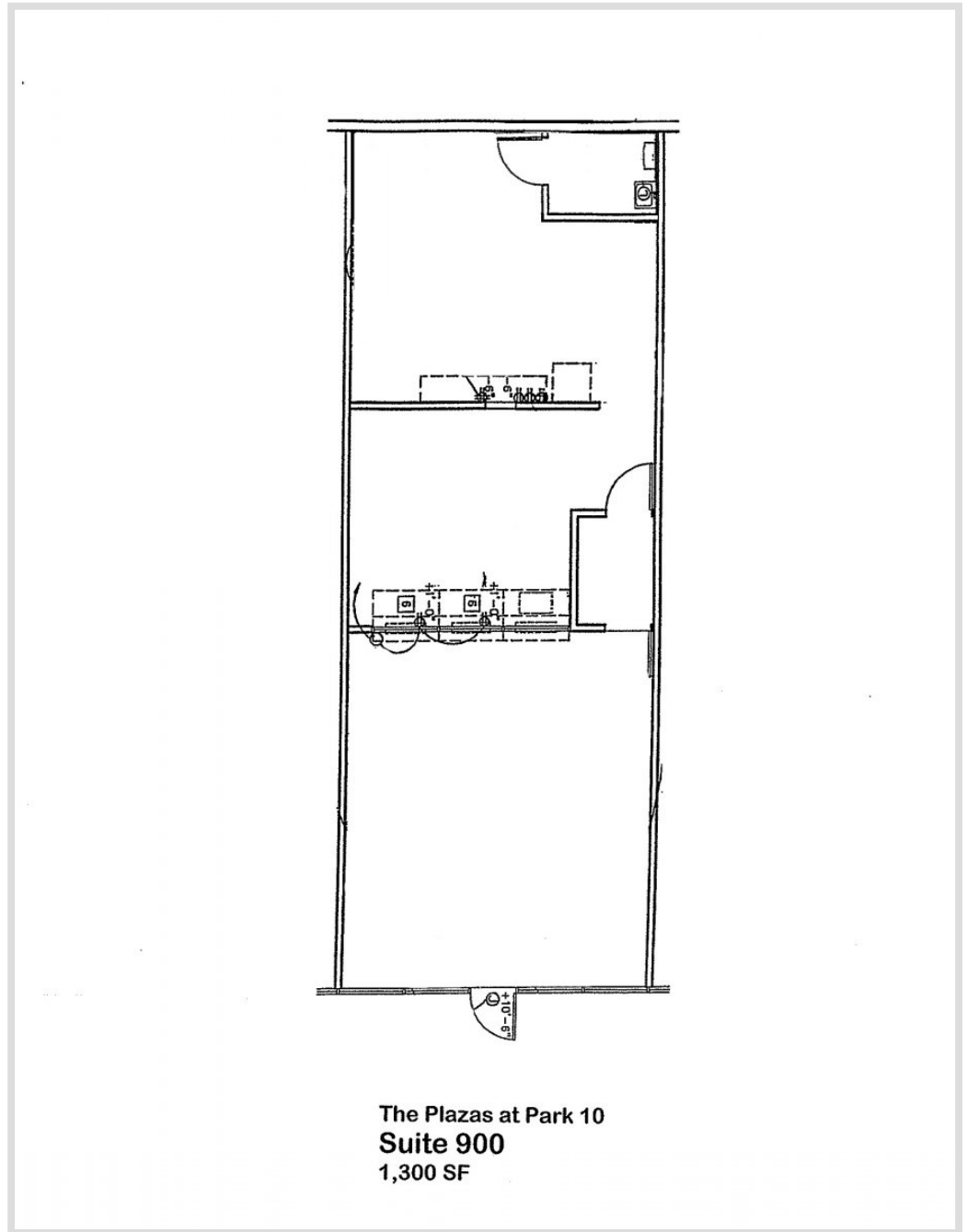
Floor Plan



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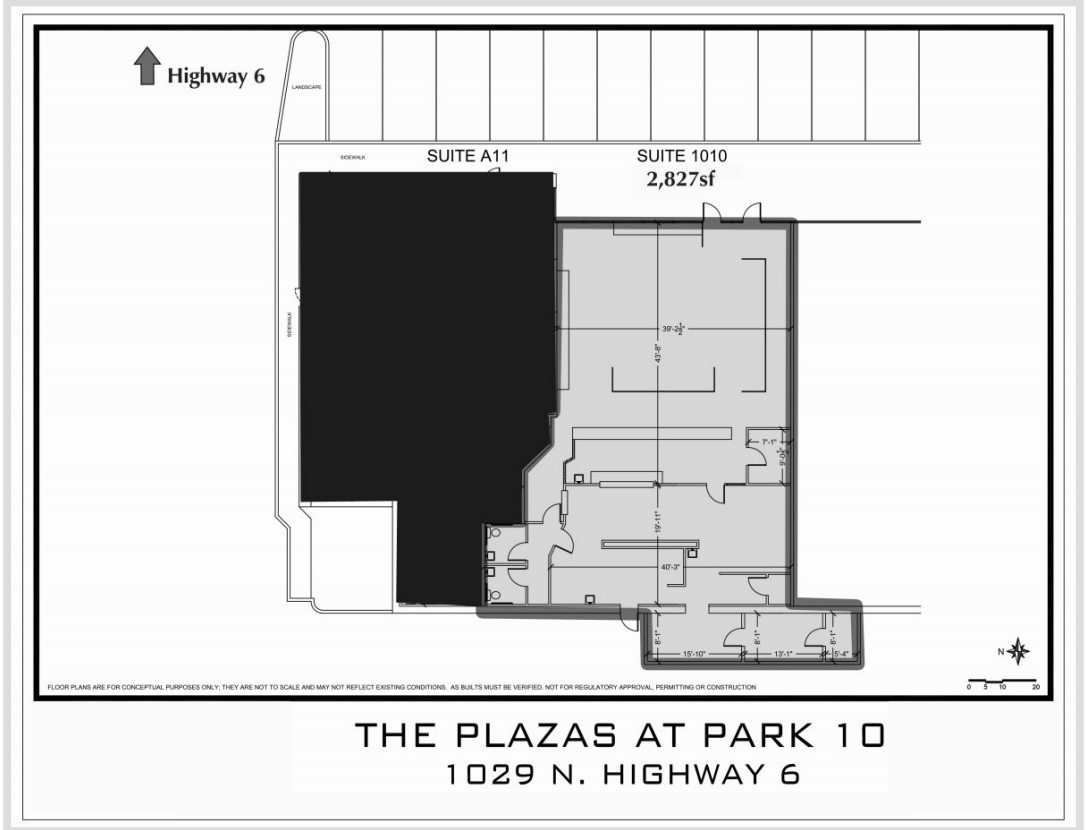
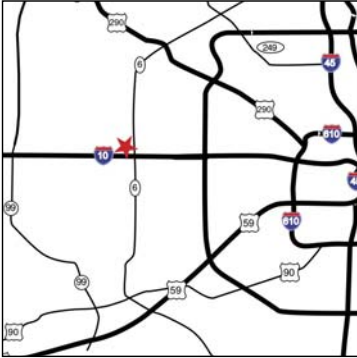


The Plazas at Park 10
Suite 900
1,300 SF



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esri Demographic and Income Comparison Profile

1029 TX-6, Houston, Texas, 77079
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 29.78757
Longitude: -95.64511

	1 mile	3 miles	5 miles
Census 2010 Summary			
Population	4,270	43,053	209,321
Households	2,146	19,157	80,947
Families	1,142	11,304	53,998
Average Household Size	1.99	2.24	2.58
Owner Occupied Housing Units	733	8,106	44,488
Renter Occupied Housing Units	1,413	11,051	36,459
Median Age	37.5	35.8	
2018 Summary			
Population	4,606	55,327	247,176
Households	2,367	24,434	94,761
Families	1,255	14,364	62,744
Average Household Size	1.95	2.26	2.61
Owner Occupied Housing Units	686	8,468	46,321
Renter Occupied Housing Units	1,681	15,966	48,440
Median Age	38.4	37.1	35.7
Median Household Income	\$80,747	\$80,359	\$72,909
Average Household Income	\$128,411	\$120,796	\$109,898
2023 Summary			
Population	5,177	63,440	272,274
Households	2,665	27,870	104,017
Families	1,372	16,295	68,575
Average Household Size	1.94	2.27	2.62
Owner Occupied Housing Units	754	9,926	51,628
Renter Occupied Housing Units	1,911	17,944	52,388
Median Age	38.4	37.2	35.8
Median Household Income	\$87,185	\$88,185	\$80,471
Average Household Income	\$137,791	\$131,591	\$121,196
Trends: 2018-2023 Annual Rate			
Population	2.36%	2.77%	1.95%
Households	2.40%	2.67%	1.88%
Families	1.80%	2.55%	1.79%
Owner Households	1.91%	3.23%	2.19%
Median Household Income	1.55%	1.88%	1.99%

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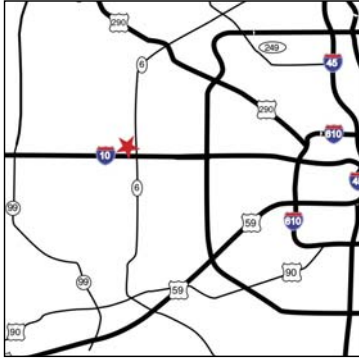
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1029 North Highway 6, Houston, TX 77079



INFORMATION ABOUT BROKERAGE SERVICES



Information About Brokerage Services

11/2/2015

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

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.

INDERMUEHLE & CO., INC. DBA ICO COMMERCIAL	0447547	LINDERMUEHLE@ICOTEXAS.COM	(281) 240-9090
Licensed Broker / Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone

LARRY INDERMUEHLE	0310173	LINDERMUEHLE@ICOTEXAS.COM	(281) 240-9090
Licensed Broker / Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone

Licensed Supervisor of Sales Agent / Associate	License No.	Email	Phone
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Sales Agent / Associate's Name	License No.	Email	Phone
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Buyer / Tenant Seller / Landlord Date

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov
IABS 1-0

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