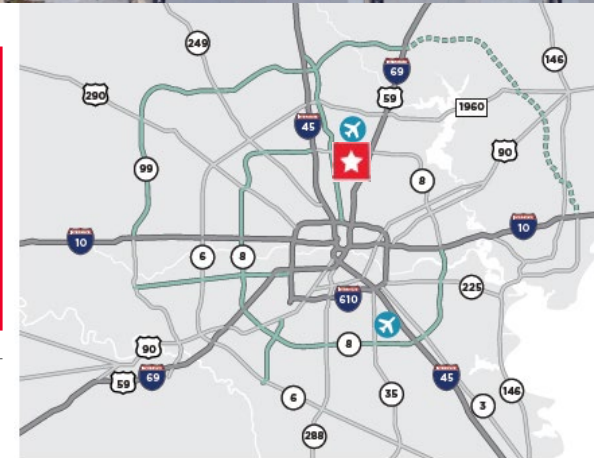




Cushman & Wakefield is pleased to offer for sale the site south of Greens Rd. just west of JFK Blvd.

Property Highlights

- Located in North Houston
- ±484' of frontage on JFK per HCAD
- Good access to Beltway 8 & George Bush Intercontinental Airport
- Key Map 374P



CALL BROKER FOR PRICING

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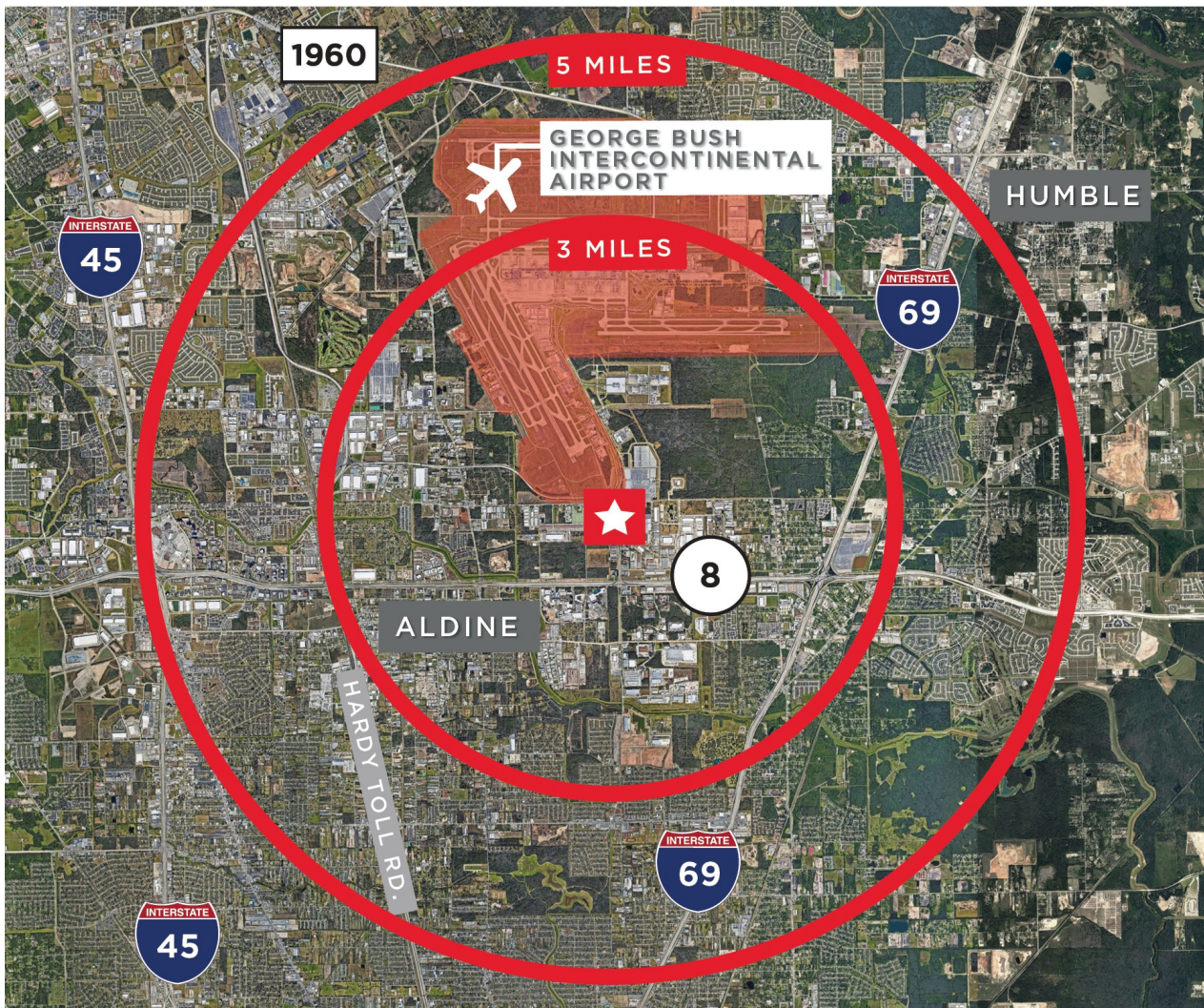
George Bush Intercontinental Airport Highlights

- The George Bush Intercontinental airport is comprised of more than 11,000 acres.
- IAH ranked as the 12th best airport in the nation including on-site parking, on-time arrivals and nonstop cities served
- IAH includes 27 passenger airlines and 5 passenger terminals
- More than 50 food and beverage options inside the airport
- 185 nonstop destinations

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*Source: Cushman & Wakefield

DEMOGRAPHICS

2018	5 Mile	7 Mile
Total Population	173,909	383,319
Median Age	28.6	29.2
Average Household Income	\$53,487	\$55,259
2023 Projected	5 Mile	7 Mile
Total Population	181,006	398,606
Median Age	29.9	30.4
Average Household Income	\$61,267	\$63,000

Source: Alteryx, Inc.

2018 TRAFFIC COUNTS

JFK north of Greens Road	57,565
JFK south of Greens Road	15,521
Greens Road west of JFK	11,725
Greens Road east of JFK	8,210

Source: TxDOT

2018 PROPERTY TAXES

Jurisdiction	Rate/\$100
Aldine ISD	1.435888
Harris County	0.418580
HCFCD	0.028770
Port of Houston	0.011550
Harris Co. Hospital District	0.171080
Harris Co. Dept of Education	0.005190
Lone Star College System	0.107800
City of Houston	0.588310

Source: Harris County Tax Assessor

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Information About Brokerage Services

11-2-2015

EQUAL HOUSING
OPPORTUNITY

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:
 - o that the owner will accept a price less than the written asking price;
 - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - o 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 Supervisor of Sales Agent/ Associate	_____ License No.	_____ Email	_____ Phone
_____ Sales Agent/Associate's Name	_____ License No.	_____ Email	_____ Phone

Buyer/Tenant/Seller/Landlord Initials

Date

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov