

RETAIL

For LEASE



FARID CHATUR

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APEXREALTORS.COM

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5444 WESTHEIMER RD. SUITE 1620,
HOUSTON TX, 77056

SIZE

PRICE

Ask Broker

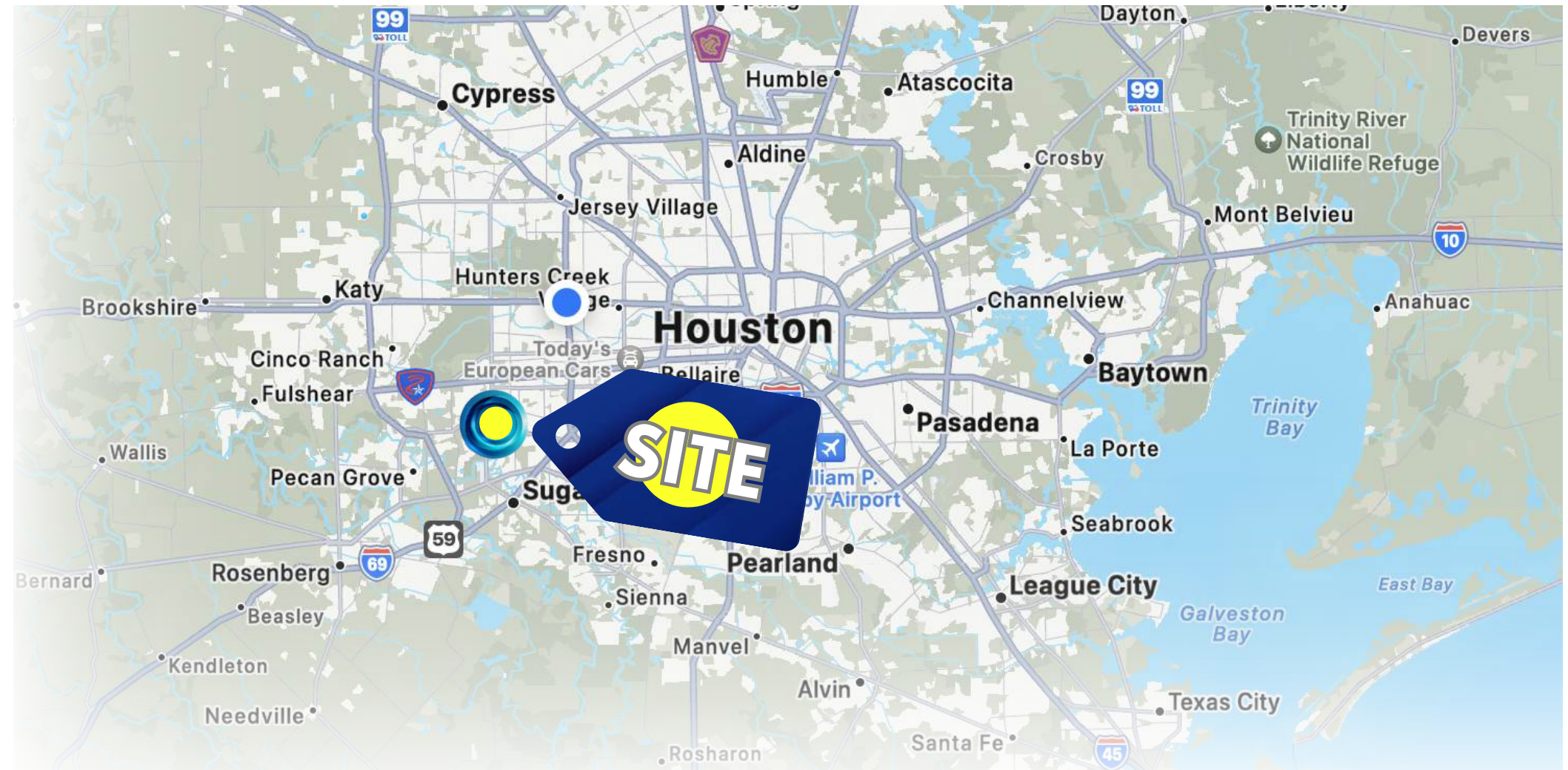
HIGHLIGHTS

- Situated next to a High volume gas station.
- Lots of residential roof tops near by
- This location is strategically positioned close to major thoroughfares, including Beechnut Road, Harlem Road, and the Grand Parkway (TX-99), making it highly accessible and visible.

TRAFFIC COUNTS

Fort Bend Westpark Tollway 43,580VPD

Grand Mission Boulevard 15,845 VPD



DEMOGRAPHICS

	1 mile	3 mile
Population	14,687	135,827
Median HH Income	\$84,732	\$90,467
Population Growth '24-'29	↑ 38.01%	↓ 7.56%



Westpark Tollway.



WAL★MART
SUPERCENTER

99



KAISER BROTHERS
WorldFood
SINCE MART 1982

H-E-B



Krøger



6

at home
The Home & Holiday Superstore



Kroger



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PET SMART



FM 1464

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