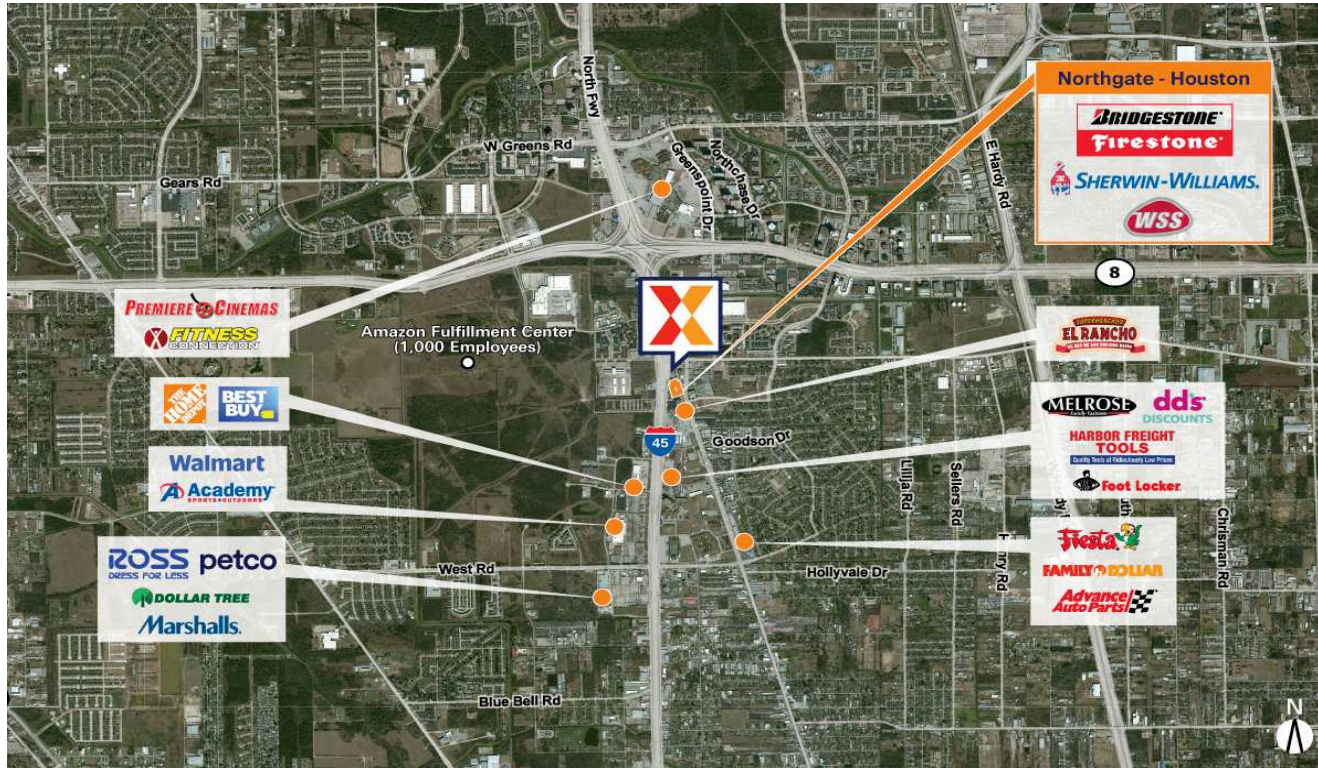


Northgate - Houston

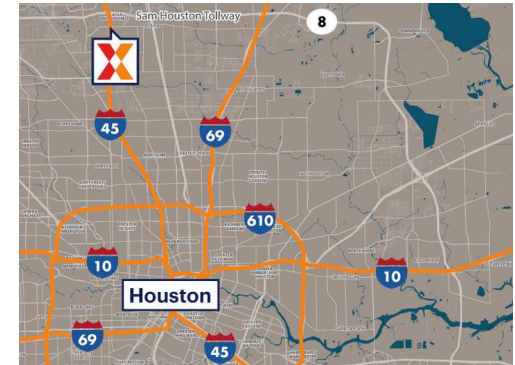
Houston-Pasadena-The Woodlands, TX

29.9293, -95.411

11318 North Fwy | Houston, TX 77037



Center Size: 38,724 SF



Demographics	1 Mile	3 Mile	5 Mile
	16,670	106,419	289,363
	5,254	33,908	88,948
	\$48,256	\$56,351	\$66,366

Surrounded by a dense population of 106K+ residents within a 3-mile radius

Strategically located on I-45 Service Rd with high visibility from 260K+ vehicles daily on I-45 (Kalibrate 2020)

Strong daytime population of 195K+ within a 3-mile radius, plus nearby fulfillment centers for Amazon (855K Sq Ft), Coca-Cola and Sysco

Strong lineup of national retailers including WSS, Firestone, Sherwin Williams and El Rancho

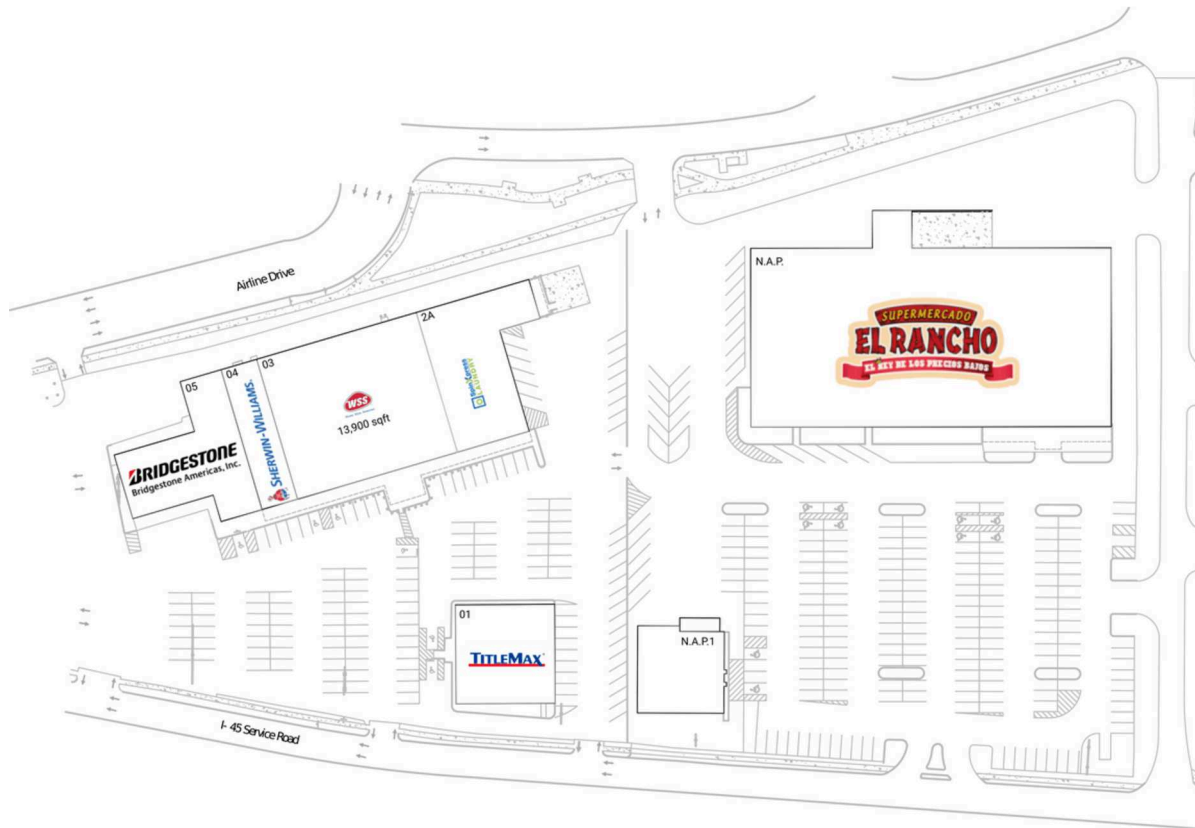
Proximity to George Bush Intercontinental Airport, Houston's largest airport, with 20M+ passengers annually (FAA 2023)

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Current Retailers

N.A.P.	El Rancho	0 SF
N.A.P.1	Seafood Restaurant	0 SF
01	TitleMax	6,400 SF
2A	SpinXpress	7,500 SF
03	WSS	13,900 SF
04	Sherwin-Williams	3,450 SF
05	Bridgestone/Firestone	7,474 SF

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