

# Northshore West

Houston-Pasadena-The Woodlands, TX

29.7724, -95.1877

13311 East Freeway | Houston, TX 77015



Center Size: 232,654 SF



Demographics	1 Mile	3 Mile	5 Mile
	10,042	89,240	179,810
	2,874	27,901	55,194
	\$54,101	\$63,188	\$64,954

Located 11 miles East of downtown Houston, the center has excellent visibility from I-10 (150,000 VPD) and Uvalde Rd (24,700 VPD)

Densely populated area with 89,000+ within a 3-mile radius and an average income of \$63,000+ with daytime population bolstered by a large industrial park just south of I-10

Strong lineup of national tenants including Melrose and Dollar Tree; Grocery anchor coming soon.

Part of a larger retail node with The Home Depot, Academy Sports + Outdoors & Sam's Club located on the south side of I-10

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## Available Space

04	3,600 SF
06A	41,920 SF
18	960 SF
20	1,200 SF
21	1,836 SF

## Current Retailers

01	Kamada Plasma	12,000 SF
03	Ace Cash Express	1,200 SF
09B	Sally Beauty Supply	1,600 SF
09C	Melrose	10,000 SF
10	Shipley's Donuts	2,000 SF
12	Oak Street Health	7,180 SF
12A	Dollar Tree	11,672 SF
13	Five Below	9,360 SF
14	Rent-A-Center	4,239 SF
17	El Rancho	27,134 SF
19	Boost Mobile	961 SF
22	Starbucks	2,356 SF

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