



ORANGE COMMERCIAL
Strategic Real Estate Services

RETAIL SPACE FOR LEASE



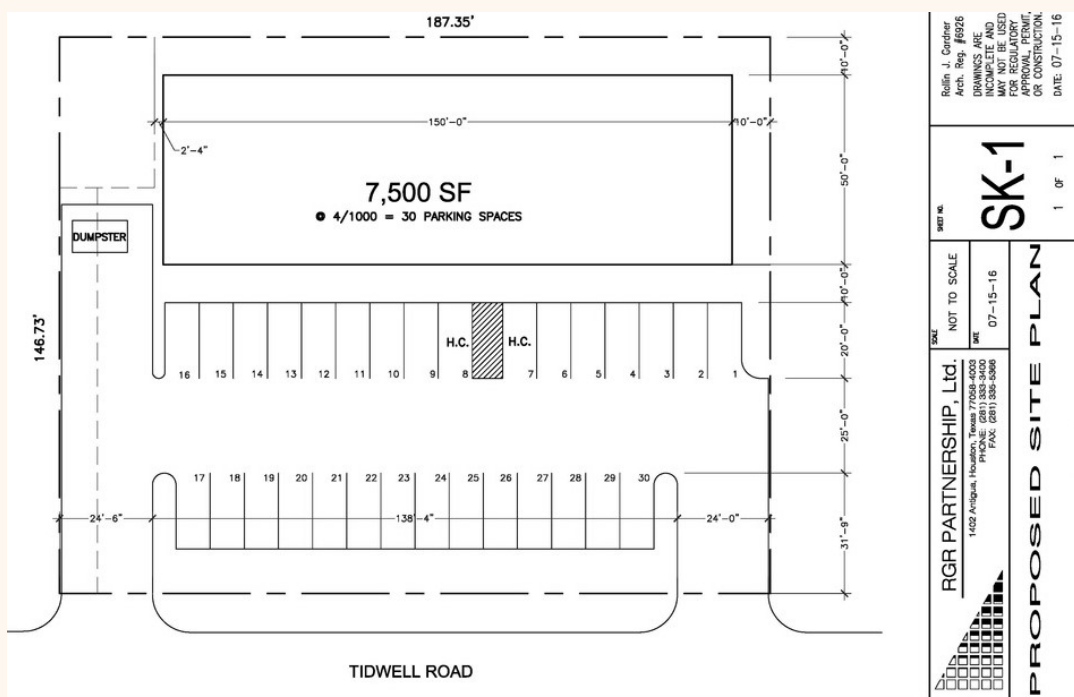
**NWC OF WIDWELL AND MESA,
HOUSTON, TX 77028**

ABOUT THE PROPERTY:

This 7,500 SF. shopping center is strategically placed across the street from the ONLY grocery store in the immediate area. The shopping center will be built when 50% of it is leased, with expected delivery in the first quarter of 2021. Pylon signage can be available as well. Great visibility from Tidwell and cross access with Tidwell Plaza to the west.

CONTACT INFORMATION:

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NWC of Tidwell and
Mesa, Houston, TX
77028

Economics:

- Rent Rate: \$28.00 to \$32.00 PSF
- NNN: \$7.00 PSF

Availability:

7,500 SF – dark shell
with \$20 TI



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AREA DETAILS

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Area Retailers:

Fiesta, KIPP Academy, Beauty Empire, KFC, T-Mobile, Cricket, Jack in the Box, H&R Block, Little Caesars, Brident Dental and City Gear

Demographics:

	1 Mile	5 Miles
Population:	10,950	162,231
Households:	3,249	48,674
Median Income:	\$34,542	\$37,156

Features:

- Great access and visibility from Tidwell