



ORANGE COMMERCIAL
Strategic Real Estate Services

**20,476 SF. RESTAURANT
FOR LEASE**



5421 FM 1960 RD EAST, HUMBLE, TEXAS 77346

ABOUT THE PROPERTY:

This 20,476 SF. buffet restaurant is located on the NEQ of FM 1960 Rd East & Timber Forest in Humble, TX. Easy access and plenty of parking. This building is perfect for a bar, event hall or large restaurant & was built in 2008. The property is located between Atascocita and Kingwood in northeast Houston.

CONTACT INFORMATION:

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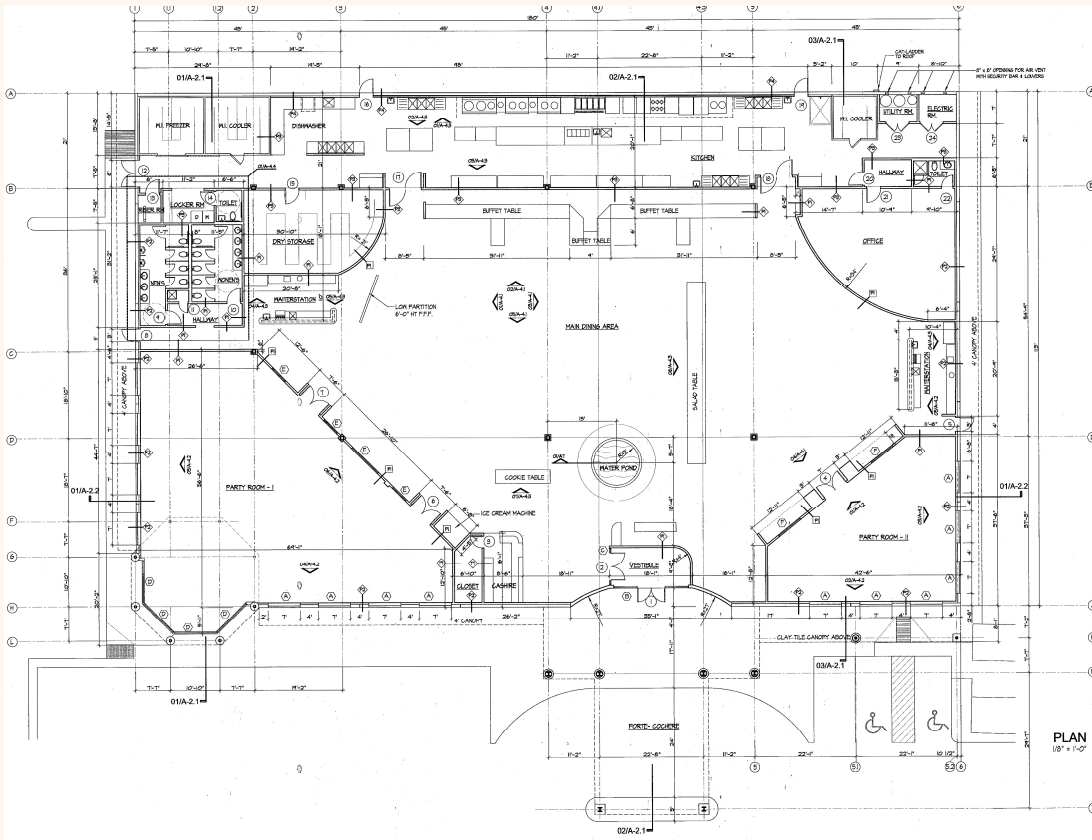
5421 FM 1960 Rd East,
Humble, TX 77346

Economics:

- Rent rate: \$12.00 PSF
- NNN \$5.60 PSF

Availability:

2.31 Acres of land with
20,476 SF. Restaurant
improvement



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**±20,476 SF BUILDING
ON ±2.31 ACRES
AVAILABLE FOR SALE**

Oak Forest ES
710 Students

Atascocita Commons

W-E-B IHOP SECO CERRA petco
Lowe's ROSS SHOGUN
FIVE GUYS chilis Capital 1 Jack
Kohl's Party City
HomeGoods Target
Comerica Bank

Kroger Shell Chick-fil-A
CHASE
DDVA Compass

FM 1960 E 51,189 VPD

Maplebrook ES
681 Students

West Lake Houston Center

Auto Zone
MATTRESS FIRM TUSCANY

Enterprise DOLLAR GENERAL
Davita

Walmart

Starbucks Little Caesars SONIC
WOODFOREST National Bank

CVS pharmacy KFC
Wendy's verizon
99c TACO BELL

Timberwood MS
1,585 Students

ATASCOCITA RD

W LAKE HOUSTON PKWY

West Lake Crossing

Michaels
DISCOUNT TIRE BEST BUY
smashburger
Walgreens Popcornopolis

Atascocita Shopping Plaza

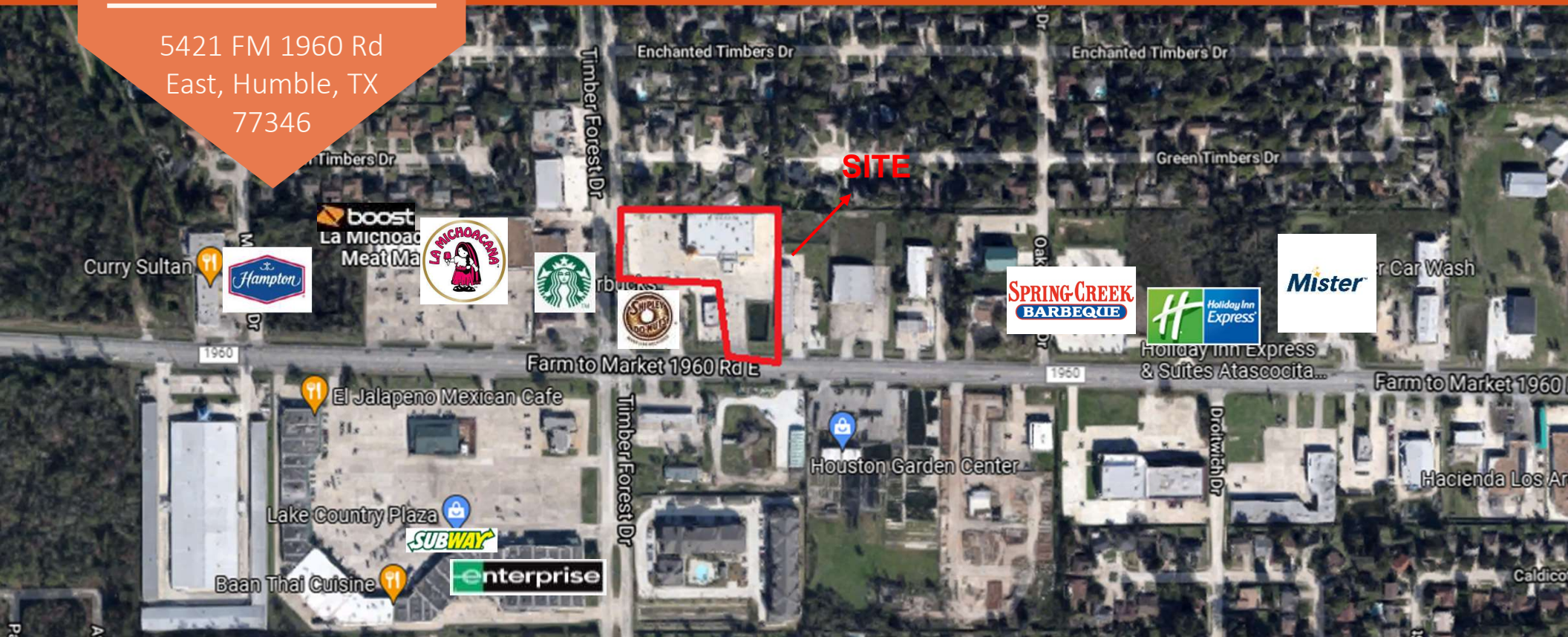
BURGER KING McDonald's
Denny's BUFFALO WILD WINGS KUMON
Twist SPECS
FIREHOUSE SUBS
Lost Cajun Timberland B-B-Q 24

Atascocita HS
3,624 Students

**AERIAL
VIEW**

AREA DETAILS

5421 FM 1960 Rd
East, Humble, TX
77346



Area Retailers:

Walmart, HEB, Target, Ross,
Lowe's, CVS, Verizon, Petco, TJ
Maxx, Kohls

Demographics:

	1 Mile	5 Miles
Population:	15,495	449,435
Households:	5,840	180,873
Median Income:	\$40,240	\$58,889

Features:

- Pylon Sign included
- Tenant is able to purchase restaurant FF&E
- Great access from FM 1960 Rd. E and Timber Forest
- High traffic area with 51,000 VPD on FM 1960 Rd. E