



**ORANGE COMMERCIAL**  
*Strategic Real Estate Services*

# RETAIL SPACE FOR LEASE



**11602 BELLAIRE BLVD, HOUSTON, TX 77072**

## ABOUT THE PROPERTY:

This property is 22,500 sf. on the hard corner of Bellaire Blvd. and Bella Park Dr. Located in the heart of Chinatown. The shopping center is 11,632 sf. according to HCAD with 2,600 sf. available on the first floor and 2,750 sf. of office space available on the second floor. With a huge pylon sign with panels available, this center has plenty of visibility from Bellaire Blvd.

## CONTACT INFORMATION:

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11602 Bellaire Blvd,  
Houston, TX 77072

2,750 sf.  
Available

**Availability:**

- 1,000 sf. 2<sup>nd</sup> Gen. Retail
- 1,600 sf. 2<sup>nd</sup> Gen. Office
- 2,750 sf. 2<sup>nd</sup> Gen. Office, 2<sup>nd</sup> floor

**Economics:**

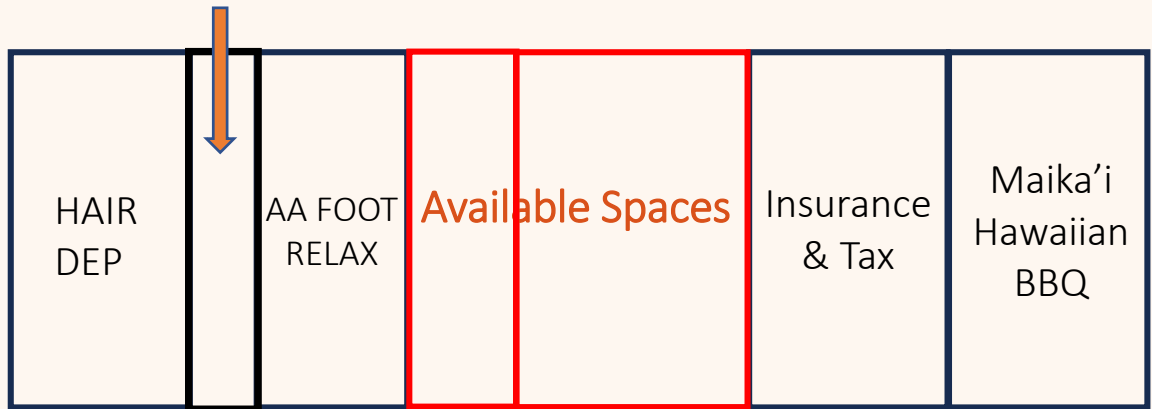
- Asking \$20.00 psf.
- Nets \$5.00 psf.



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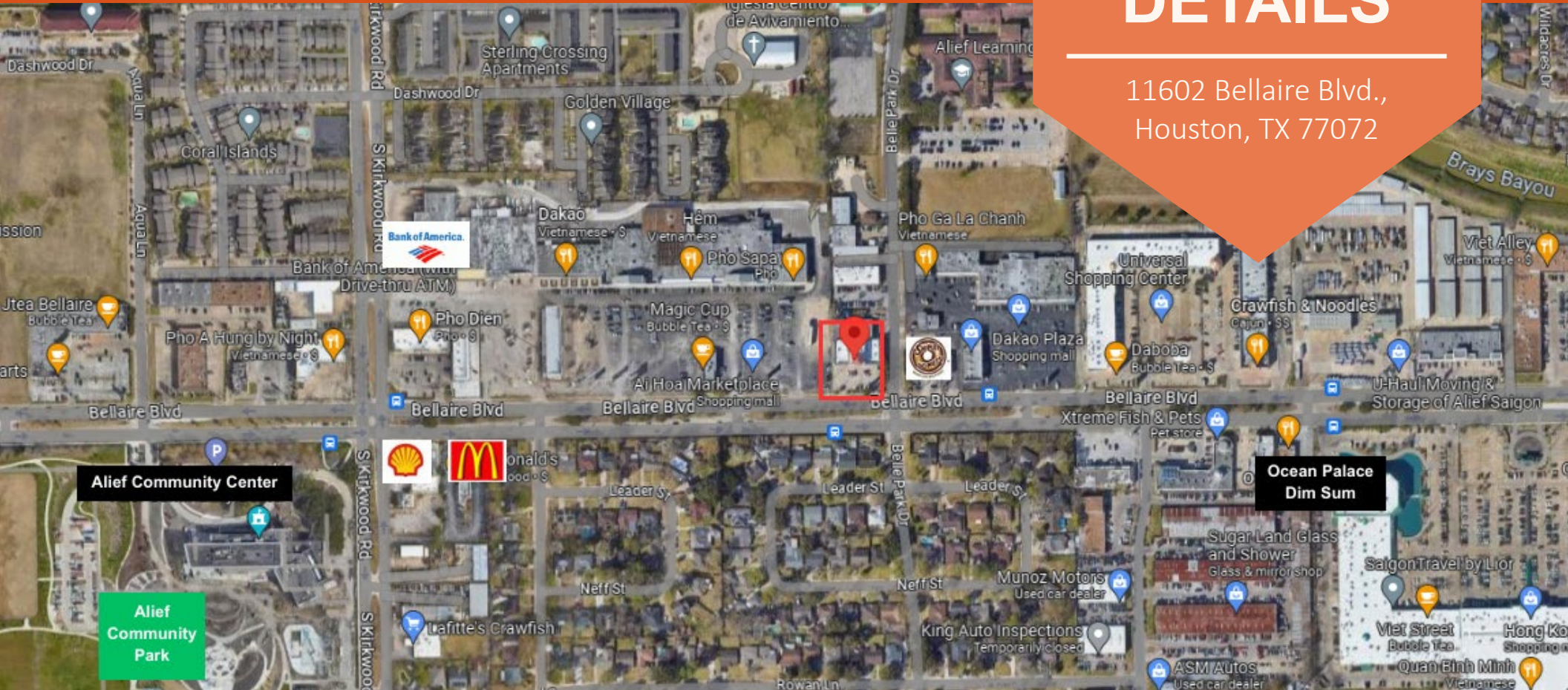
Hallway to 2<sup>nd</sup> Floor



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# AREA DETAILS

11602 Bellaire Blvd.,  
Houston, TX 77072



## Area Retailers:

Ocean Palace, Shipley's Donuts, Bank of America, Alief Community Park, Magic Cup, and McDonalds

## Demographics:

	1 Mile	5 Miles
Population:	20,202	518,831
Households:	5,797	190,263
Median Outcome:	\$41,725	\$48,539

## Features:

- Visibility and access from Bellaire Blvd
- Pylon panel available
- NW Hard Corner of Bellaire and Belle Park Dr.