

# OAR



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COMMERCIAL REAL ESTATE SERVICES

## RETAIL CENTER FOR LEASE NORTHWEST MEDICAL PLAZA

830 FM 1960 RD W, HOUSTON, TX 77090



### PROPERTY OVERVIEW

- Northwest Medical Plaza is an approximate 59,000 SF center full of both retail and medical tenants, less than 1/2 mile from I-45 North.
- Other Tenants include:
  - El Imperial Mexican Restaurant
  - Tea Cake French Bakery
  - Freedom Prosthetics & Orthotics
  - Colbert Tax Service
- 3,000 SF End-Cap Available
  - Base Rent - \$15/SF/YR
  - NNN - \$4.80/SF/YR
  - Formerly The Loan Depot
  - 60 month lease



#### Total Population

1 Mile	3 Mile	5 Mile
16,512	103,659	261,132

#### Avg HH Income

1 Mile	3 Mile	5 Mile
\$52,130	\$68,831	\$72,966

#### Traffic Counts

FM 1960 RD W	63,810
Cali Dr	8,150

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