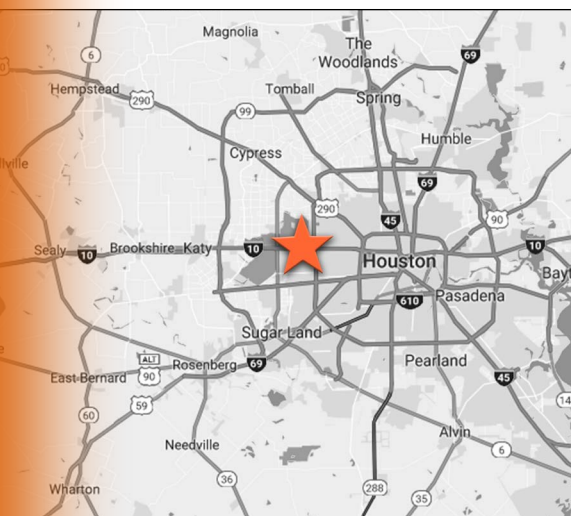


## PROPERTY INFORMATION:

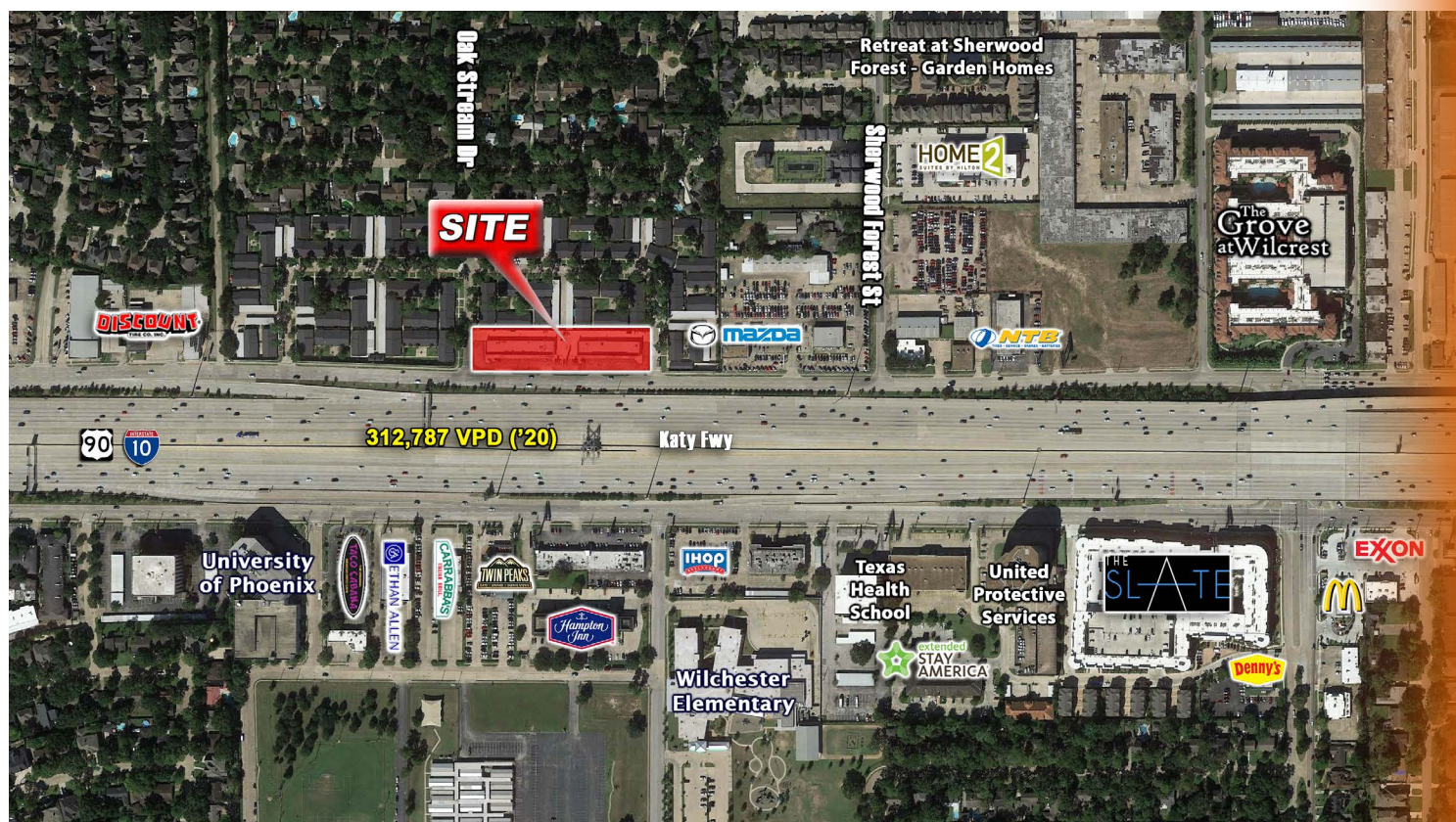
- Two recently renovated buildings, separated by patio area for a total of 15,000 SF.
- 2,715 SF Available
- 500' of frontage on I-10
- Exposure to over 311,000 VPD
- 4:1 Parking Ratio
- Pricing: Contact Broker



# SHERWOOD OAKS

## NORTH SIDE OF I-10, BETWEEN KIRKWOOD & WILCREST

## HOUSTON, TEXAS 77043 - WEST MEMORIAL/ENERGY CORRIDOR



SCAN ME

**Contact: Jolie Duhon**  
**225.281.6246**



Tel: 713.468.2600 | Fax: 713.468.7774  
4601 Washington Ave, Ste. 220  
Houston, Texas 77007

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**Demographics:**

1 Mile Radius

Population: 14,485

Total Daytime Pop: 24,217

Med HH Income: \$89,109

2 Mile Radius

Population: 41,269

Total Daytime Pop: 70,384

Med HH Income: \$88,062

3 Mile Radius

Population: 106,650

Total Daytime Pop: 152,796

Med HH Income: \$75,609

5 Mile Radius

Population: 309,975

Total Daytime Pop: 387,783

Med HH Income: \$63,303

**Traffic Counts:**

Interstate 10 Frontage Rd

46,148 VPD (TXDOT 2020)

I-10/Katy Fwy

266,639 VPD (TXDOT 2020)

Wilcrest Dr

26,631 VPD (TXDOT 2016)

Kirkwood Rd

25,282 VPD (TXDOT 2016)

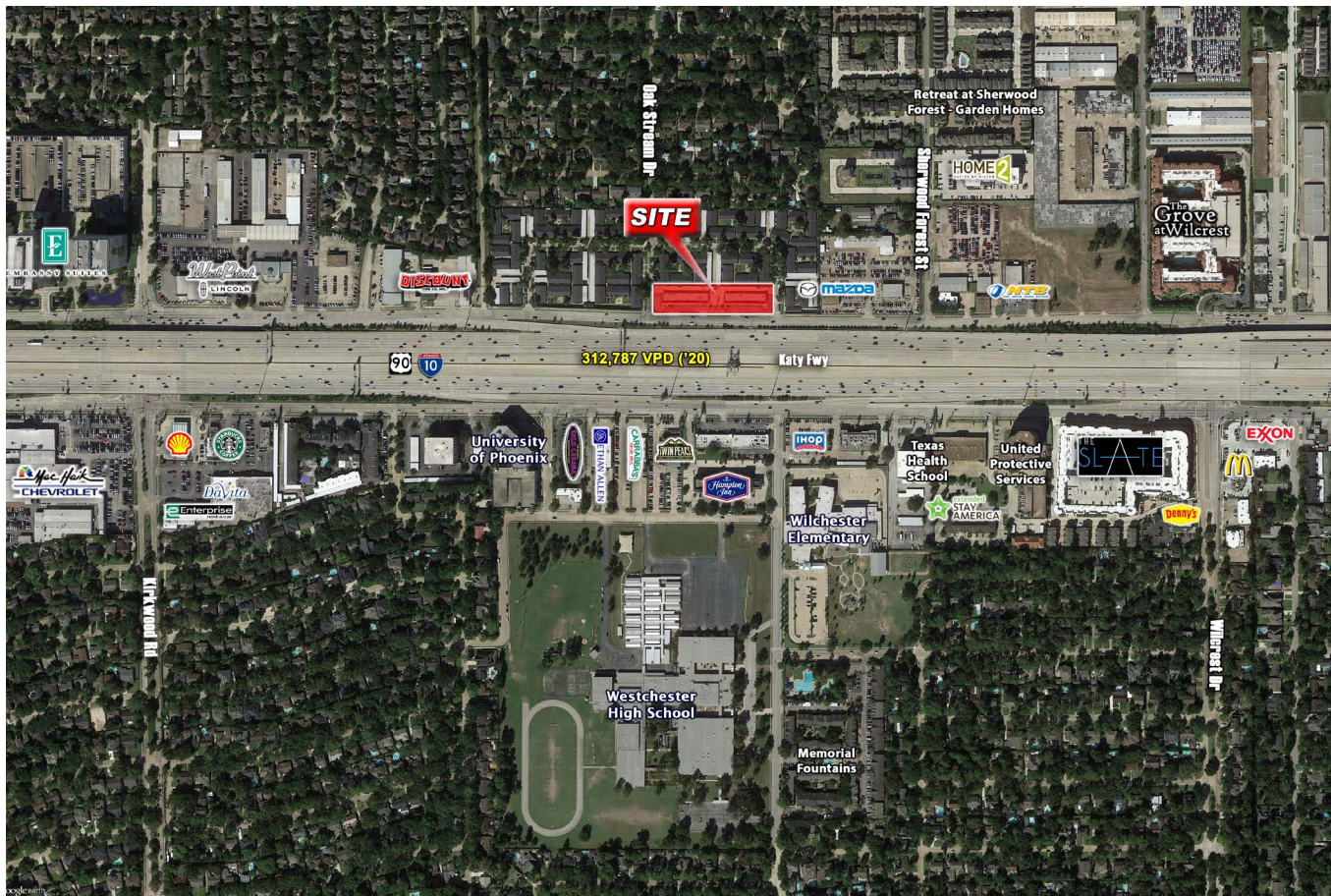


SCAN ME

**Contact:**  
**Jolie Duhon**  
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# SHERWOOD OAKS

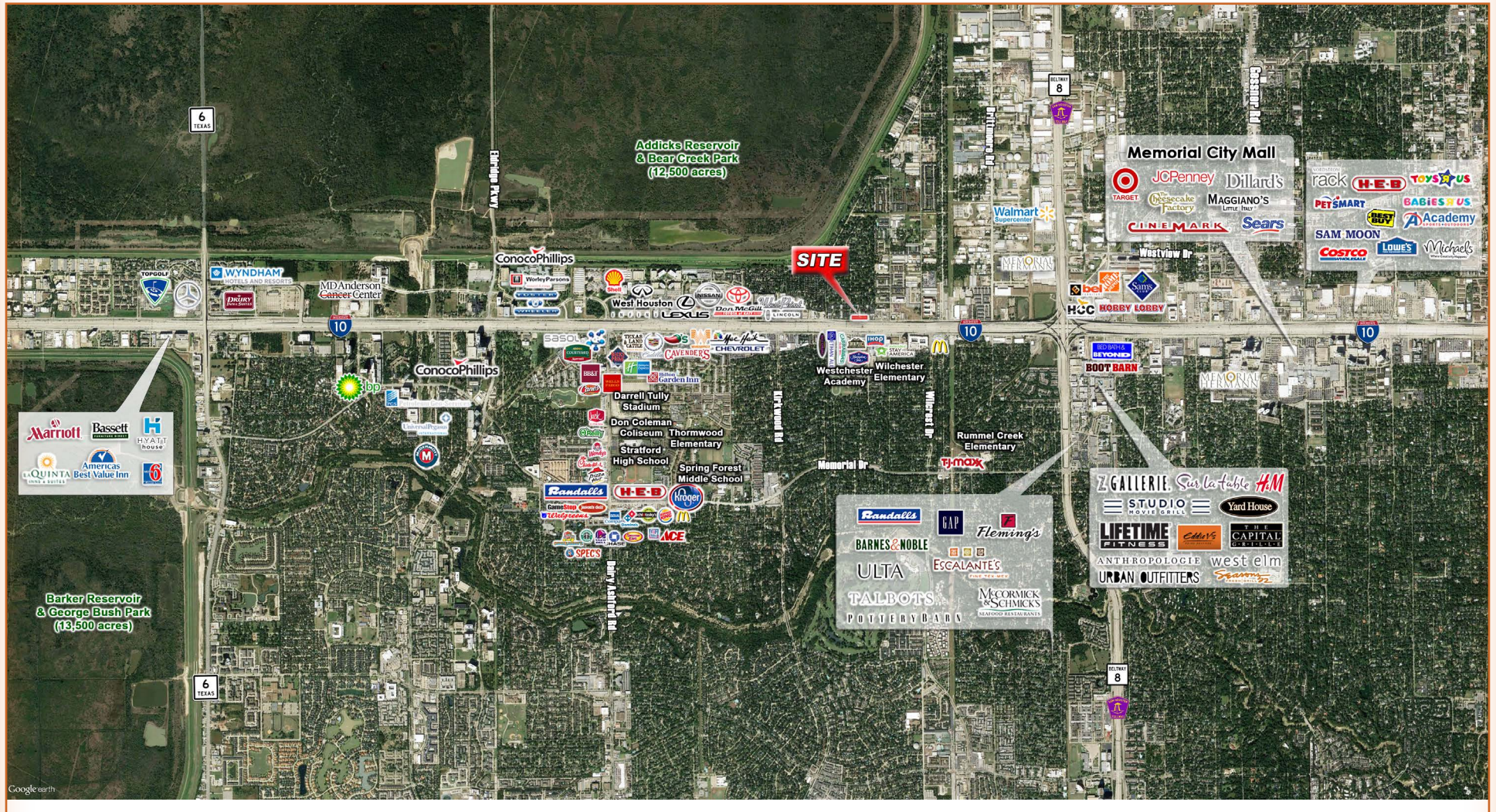
**NORTH SIDE OF I-10, BETWEEN KIRKWOOD & WILCREST  
HOUSTON, TEXAS 77043 - WEST MEMORIAL/ENERGY CORRIDOR**





# SHERWOOD OAKS

## NORTH SIDE OF I-10, BETWEEN KIRKWOOD & WILCREST



SCAN ME

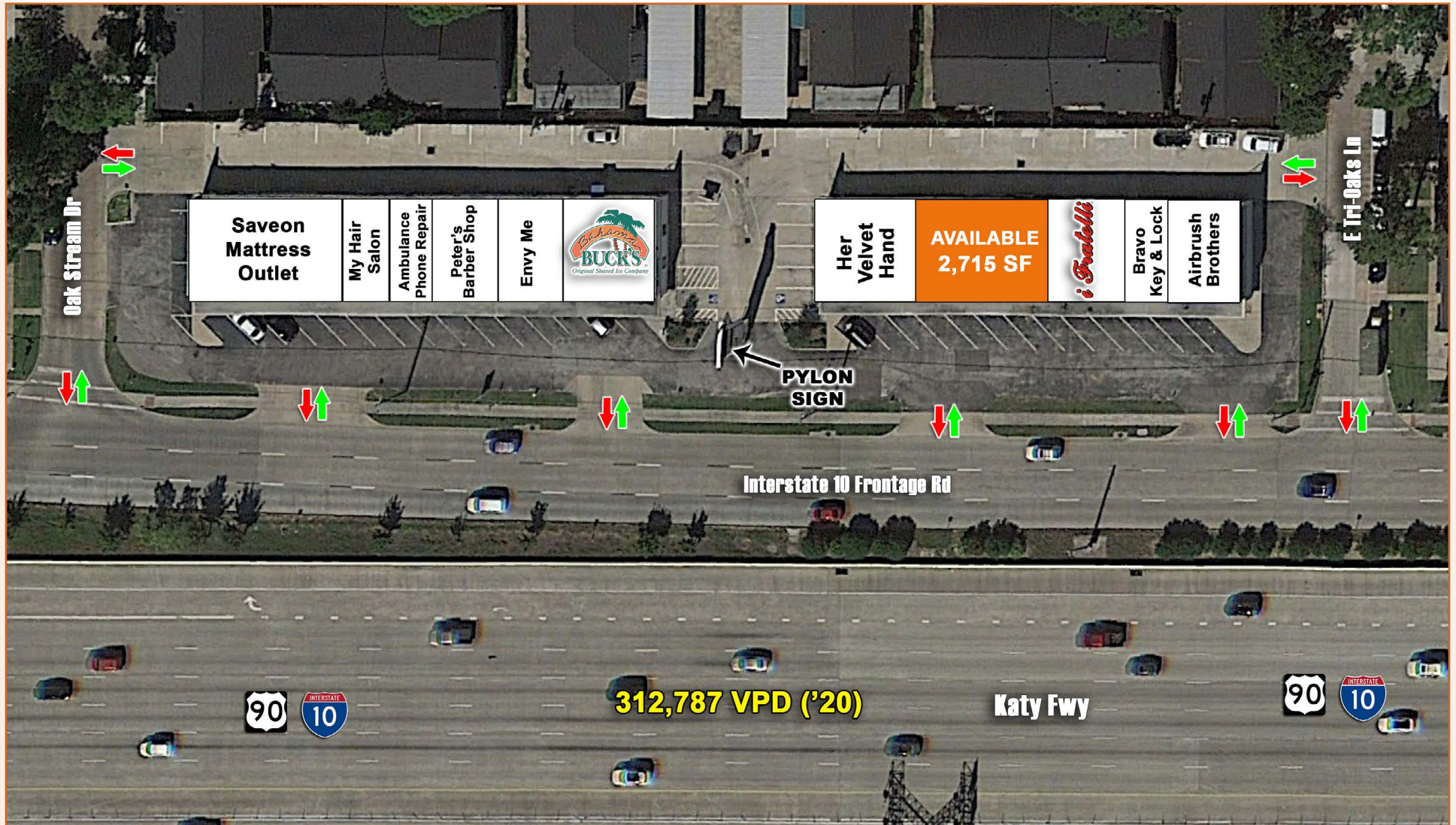
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# SHERWOOD OAKS

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