

LOVETT

4400 Harrisburg Blvd



PROPERTY

- Located at the Southwest corner of Harrisburg Blvd. & Lockwood Dr.
- Direct access to lightrail station; 3 stops from Downtown
- Gentrification area
- Surrounded by residential & commercial development
- High visibility, high traffic intersection
- New headquarters of BakerRipley

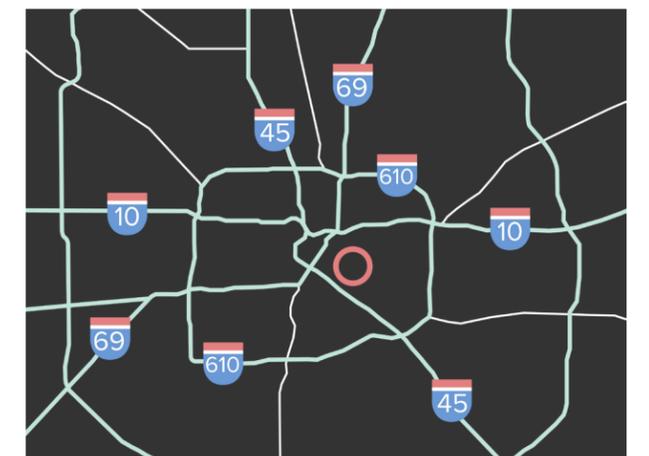
CONTACT

Hattie Parker
(832) 553-5916
hattiep@lovetcommercial.com

ADDRESS

4400 Harrisburg Blvd.
Houston, Texas 77011

LOCATION





DEMOGRAPHICS

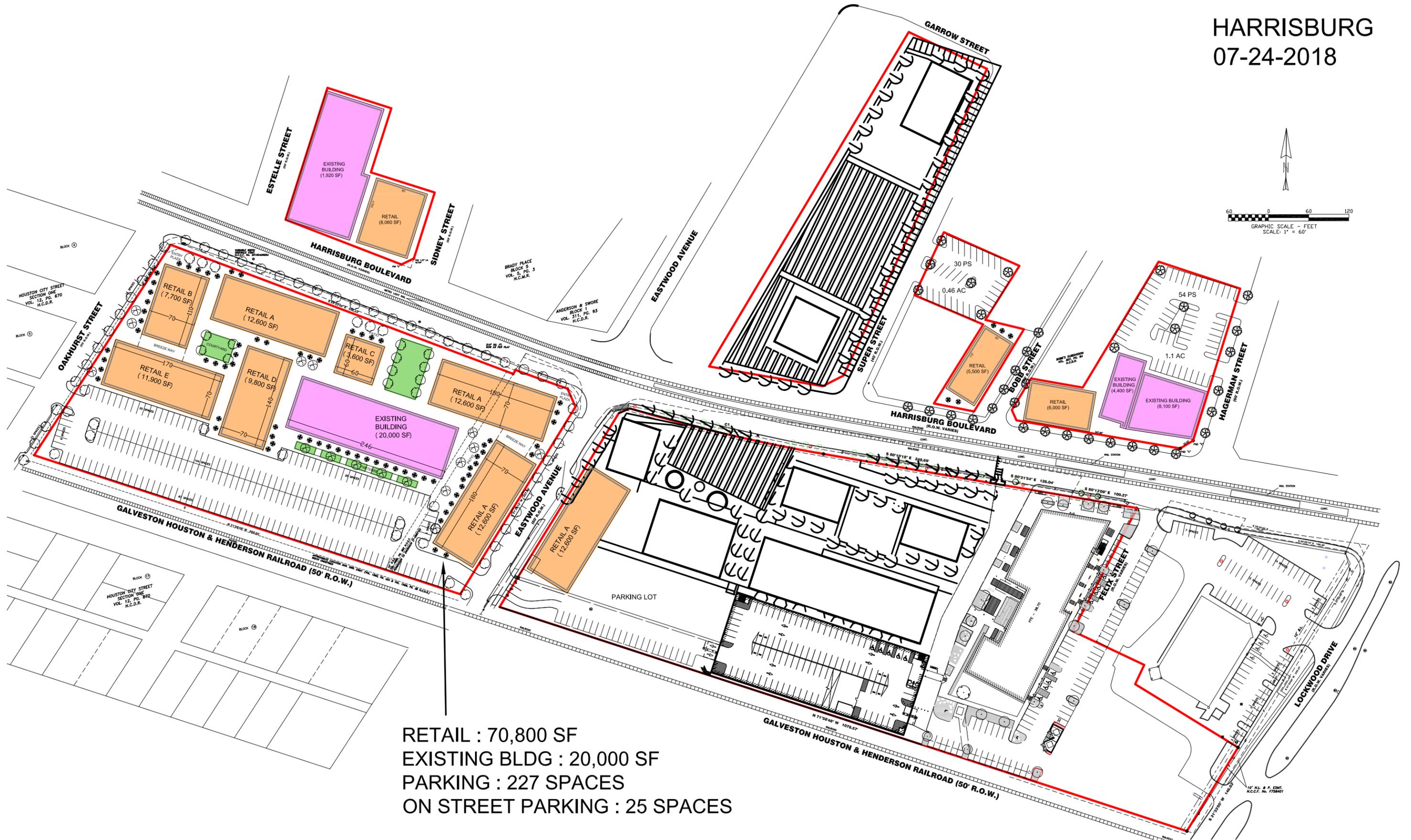
Radius	Population	\$/Household
1 mile	19,633	\$46,060
3 miles	145,238	\$51,690
5 miles	375,107	\$63,653

TRAFFIC COUNT

Lockwood North of Harrisburg	13K
Lockwood South of Harrisburg	15K
Harrisburg West of Lockwood	6K
Harrisburg East of Lockwood	12K

AREA AMENITIES

Polk & Emancipation	2801/2901 Polk
Nancy's Hustle	Sports Creek
Eadog Park	8th Wonder Brewery
Secret Group	Truck Yard
King's Court	Pitch 25
Neil's Bahr	BBVA Stadium
Minute Maid Park	George R. Brown Conv.
Brothers Taco House	Blu Fitness



RETAIL : 70,800 SF
EXISTING BLDG : 20,000 SF
PARKING : 227 SPACES
ON STREET PARKING : 25 SPACES