

# LOVETT

## W. Lake Houston And Kingwood Dr.



### PROPERTY

- 75% pre-leased
- Shadow anchored by new HEB and 50,000 SF Memorial Hermann Care Center
- Unique dock-high opportunity with patios available
- Surrounded by residential developments
- 4 miles from Hwy 59 at intersection of Kingwood Drive and West Lake Houston Parkway

### CONTACT

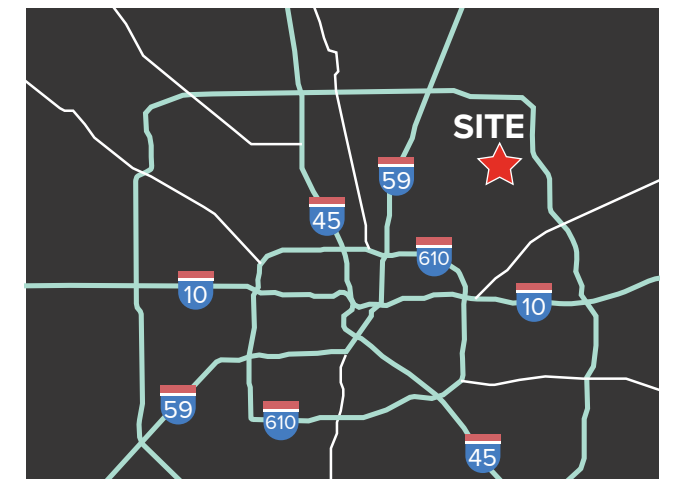
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### ADDRESS

4550 Kingwood Dr.  
Kingwood, TX 77345

### LOCATION







DEMOGRAPHICS

Radius	Population	\$/Household
1 Mile	9,097	\$148,410
3 Mile	64,773	\$157,998
5 Mile	135,530	\$128,769

TRAFFIC COUNT

W. Lake Houston N. of Kingwood Dr.	26,735
Kingwood Dr. East of W. Lake	27,003

AREA AMENITIES

HEB	TWIN LIQUOR	Sherwin-Williams
O'Reilly	T-Mobile	McDonald's
Whataburger	Verizon	Cane's
Walgreens	Banfield	Freddy's
Domino's pizza	Hand Stone	Smart Financial
Fuddruggers	Subway	El Pollo Loco
Bank of America	Salata	Starbucks
Chick-fil-A	Orangetheory	Potbelly



SITE PLAN

