Houston-The Woodlands-Sugar Land, TX SPENCER SQUARE

29.664003, -95.18832 3140-3650 Spencer Highway | Pasadena, TX 77504

CENTER SIZE: 186,732 SF



151,445	299,202
	299,202
47,632	96,809
\$59,535	\$63,117
	47,632

Retail space for lease located at the SW corner of Spencer Hwy (49,000 VPD) & Burke Rd. (14,000 VPD) 8 miles SE of downtown Houston

High trafficked shopping center with Kroger drawing an average of 20,000+ customers/week

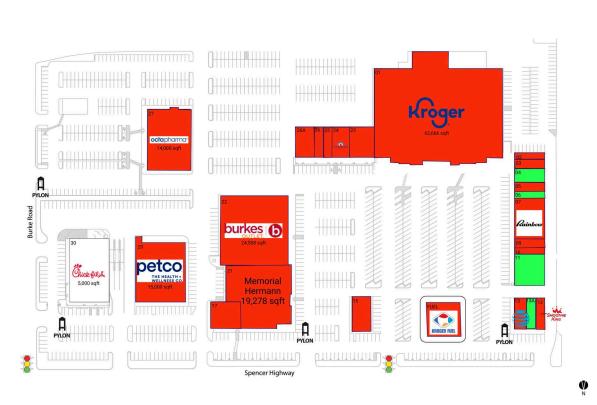
Located adjacent to the 345-bed Bayshore Medical Center with nearly 2,000 employees

Surrounded by a dense population of 151,000+ residents within 3 miles



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AVAILABLE SPACE

04	2,181 SF
06	1,000 SF
11	5,000 SF
13A	1,754 SF

CURRENT RETAILERS

FUEL 01 02 03 05 07 09 10 12 13 15	Kroger Fuel Center Kroger Houston Stair Parts KC's Threading & Salon DS Liquor Rainbow GNC L. T. Nails Smoothie King AT&T Castle Dental Center	1 SF 62,666 SF 1,000 SF 1,500 SF 6,500 SF 1,400 SF 1,400 SF 1,400 SF 1,400 SF 1,406 SF 3,500 SF
17	Laundryworks	4,149 SF
21	Memorial Hermann	19,278 SF
22	Burkes Outlet	24,508 SF
23	Vanguard XV Boutique	4,000 SF
24	Farmers Insurance	2,800 SF
25	Tacos Y Hamburguesas al Carbon	1,400 SF
26	Liberty Tax Service	1,242 SF
26A	VINA Cleaners	3,108 SF
27	Octapharma	14,000 SF
29		15,000 SF
30	Chick-fil-A	5,000 SF

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This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.