

FOR LEASE

\$12 PSF NNN

+/- 10,140 SF OF BAR/RESTAURANT SPACE
11133-A HUFFMEISTER RD, HOUSTON, TX 77065



Olympix
SPORTS BAR

JOEL C. ENGLISH
Managing Broker / Principal
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(713) 473-7200

FRANKIE ENGLISH
Principal
Frankie@TexasCRES.com
(713) 444-6944





PROPERTY HIGHLIGHTS



Location

11133-A Huffmeister Rd
Houston, TX 77065



Asking Price

\$12.00 PSF
+ \$4.20 PSF NNN



Size

+/- 10,140 SF

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- For Lease and Business for Sale. Turn-key 10,140 SF suite that can be used for a bar/restaurant, entertainment venue, or event hall.

- Key Money: \$250,000

- Excellent visibility on Huffmeister Road, and less than 1 mile to Hwy 290.

- 24,687 VPD on Huffmeister Rd, per TXDOT.

- Olympix Sports Bar business for purchase. Contact brokers for additional details.

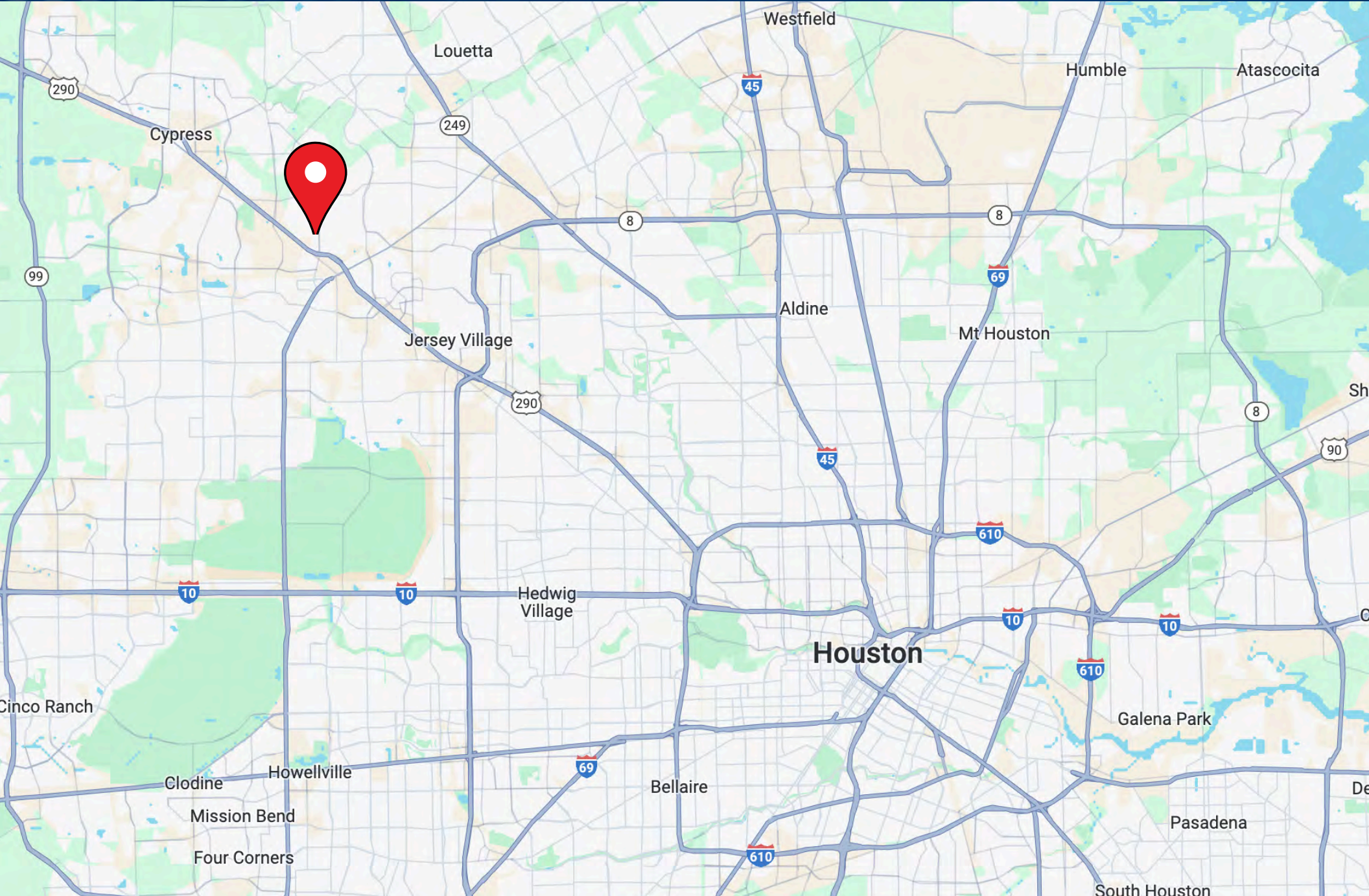
- Full FFE list on page 4. Most equipment is available with Lease, although some is not included (because it's rented).



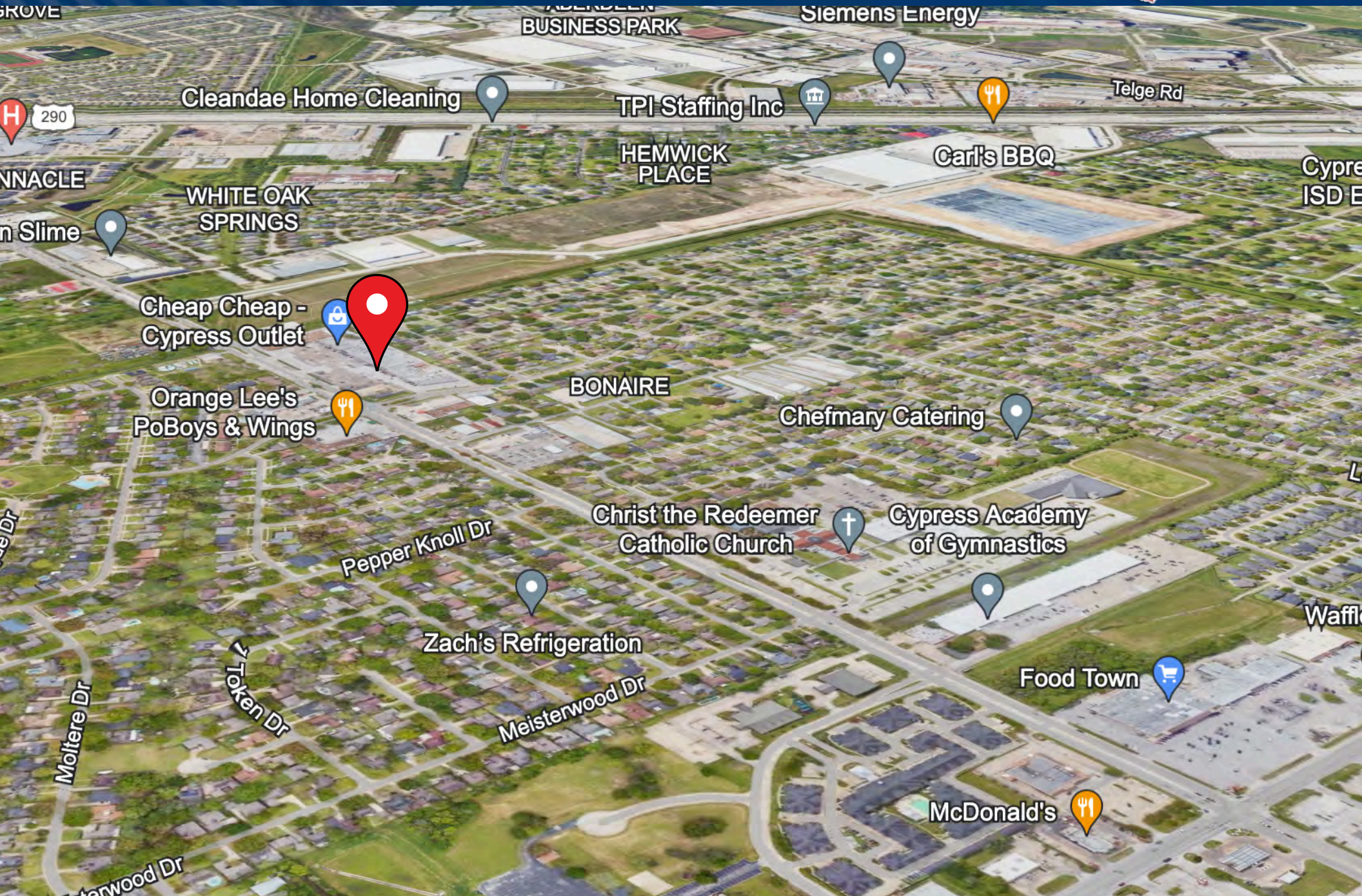


DESCRIPTION	DATE	COST
CHAIRS	06072013	8,119*
JOCKEY BOXES	08072013	2,220*
POS SYSTEM	08122013	29,547*
TV'S	09032013	3,145*
SIGNAGE	10012013	8,498*
COUCH AND 2 CHAIRS	10012013	1,775*
POS TERMINAL	10112013	4,563*
JOCKEY BOXES	11132013	3,000*
4 CHAIRS	12272013	1,257*
CCTV	09162013	6,850*
FIRE ALARM	09162013	5,987*
SOUND SYSTEM	09162013	8,811*
LIGHTING	09162013	5,951*
REFRIGERATOR	09162013	11,764*
ICE CUBER	09162013	5,008*
BAR STOOLS	12312013	2,039*
COUCHES	12312013	1,063*
CROUD CONTROL POLES	12312013	1,283*
LEASEHOLD IMPROVEMENT	09152013	232,230*
EQUIPMENT	07312017	3,069*
LEASEHOLD IMPROVEMENT	04192017	12,164*
LEASEHOLD IMPROVEMENT	01012019	9,850*
LEASEHOLD IMPROVEMENT	05042021	20,491*
FOOTBALL TABLE	03022021	2,343*
EQUIPMENT FOR KITCHEN	06042021	4,025*

LOCATION MAP



MARKET AERIAL



DEMOGRAPHICS

DEMOGRAPHIC SUMMARY

11133 Huffmeister Rd, Houston, Texas, 77065
Ring of 1 mile

KEY FACTS

14,194

Population



4,984

Households

35.6

Median Age

\$67,612

Median Disposable Income

EDUCATION

13.3%

No High School Diploma



32.2%

Bachelor's/Grad / Prof Degree

25.0%

High School Graduate



14,194

2023 Total Population (Esri)

29.5%

Some College/ Associate's Degree

INCOME



\$81,675

Median Household Income



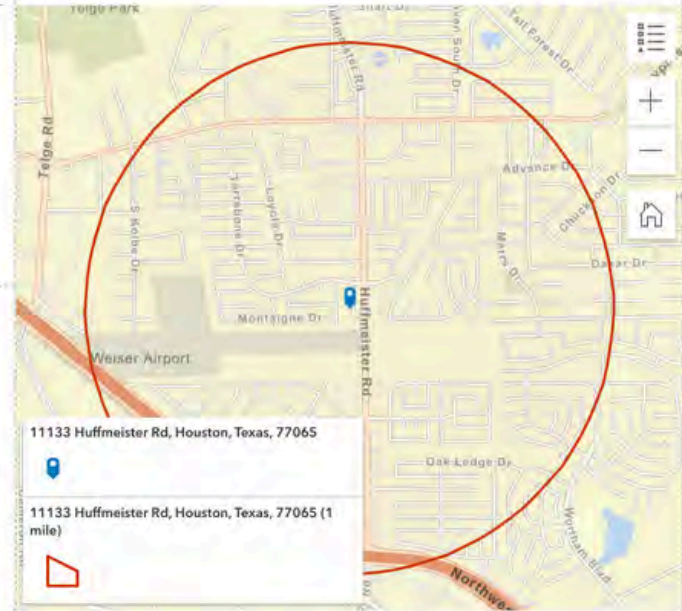
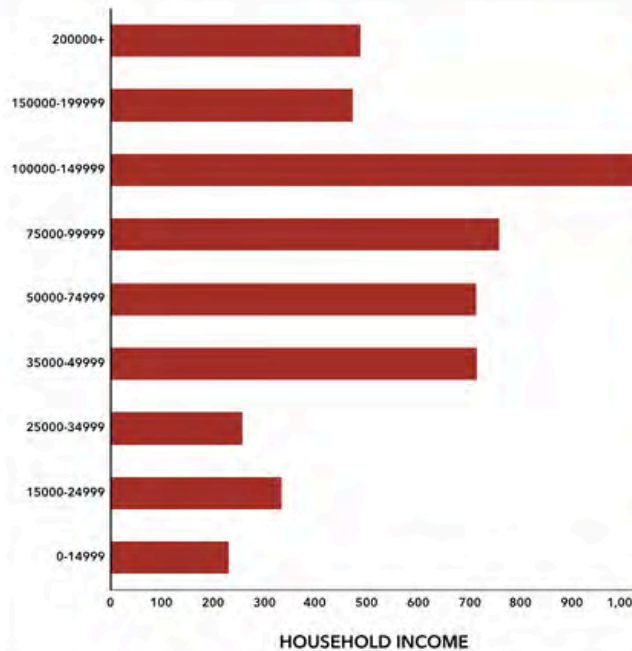
\$38,047

Per Capita Income



\$167,537

Median Net Worth



EMPLOYMENT

62.8%

White Collar

27.5%

Blue Collar

11.7%

Services

6.9%

Unemployment Rate

Source: This infographic contains data provided by Esri (2023, 2028). © 2024 Esri



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