

Medical Office | For Lease

CBRE

Pinecroft Medical Plaza

9191 Pinecroft Dr
The Woodlands, TX 77380
www.cbre.com/properties

Up to 2,403 SF Available



Building owned by **HEALTHCARE REALTY**

PINECROFT MEDICAL PLAZA

9191 Pincroft Dr | The Woodlands, TX 77380

Building owned by
HEALTHCARE REALTY



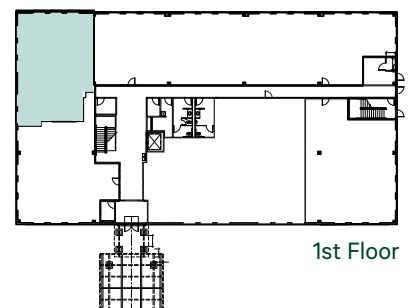
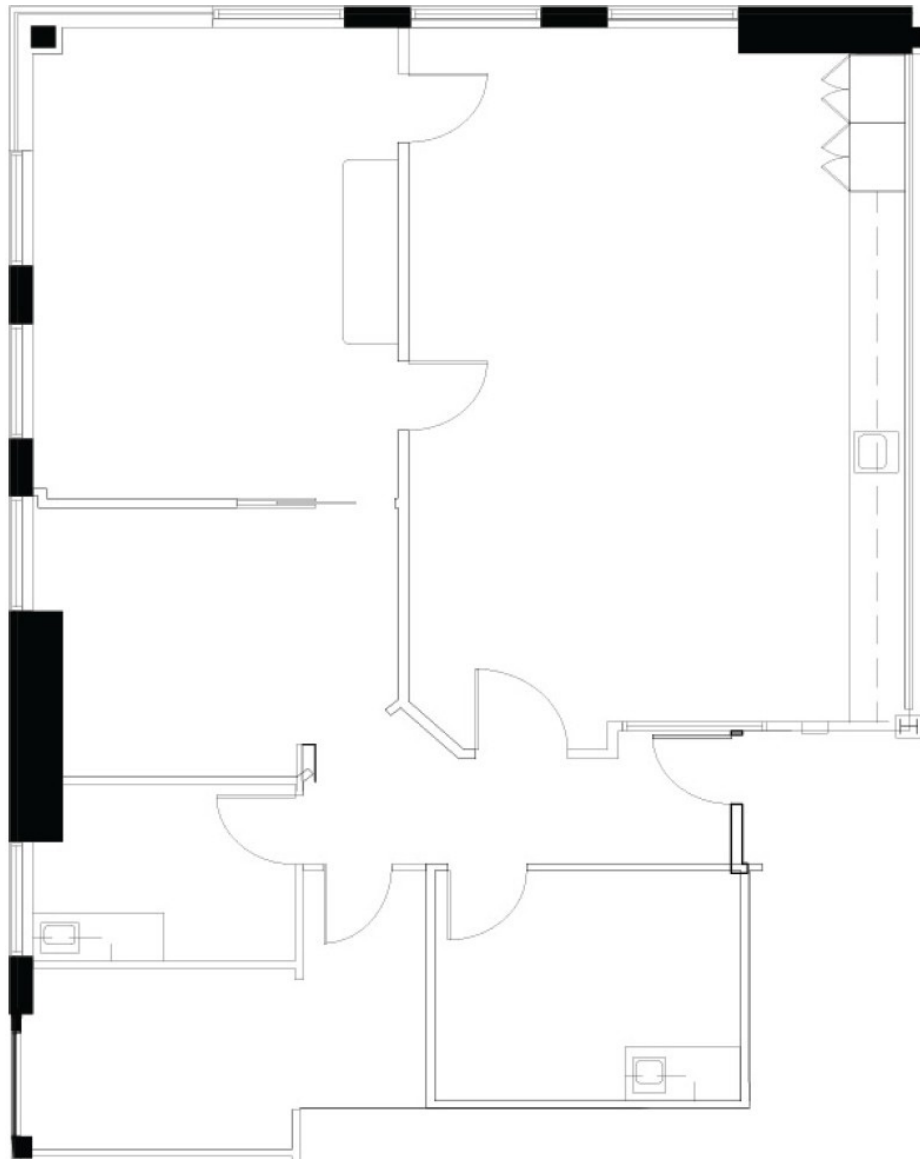
Property Highlights

Pinecroft Medical Plaza is a 29,423 RSF, 2-story Medical Office Building located in The Woodlands.

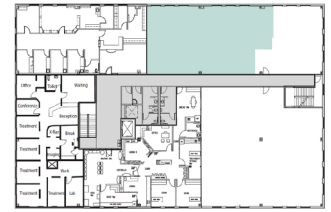
- Excellent location directly across from Memorial Hermann The Woodlands Hospital and less than 4 miles from Houston Methodist, Texas Children's, and CHI/St. Luke's The Woodlands Hospitals
- 2nd generation medical office space available
- Convenient access to I-45 with abundant parking including free surface parking for visitors and covered parking for doctors
- Covered drop-off area provides ease of access for patients and visitors

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population - Estimated 2025	5,393	61,977	167,193
Population – 5-Year Projection	5,930	65,829	177,077
Median Age - Estimated 2025	48.6	42.0	38.9
Average Household Income - Estimated 2025	\$163,143	\$154,195	\$161,007

SUITE 130 - 1,746 RSF

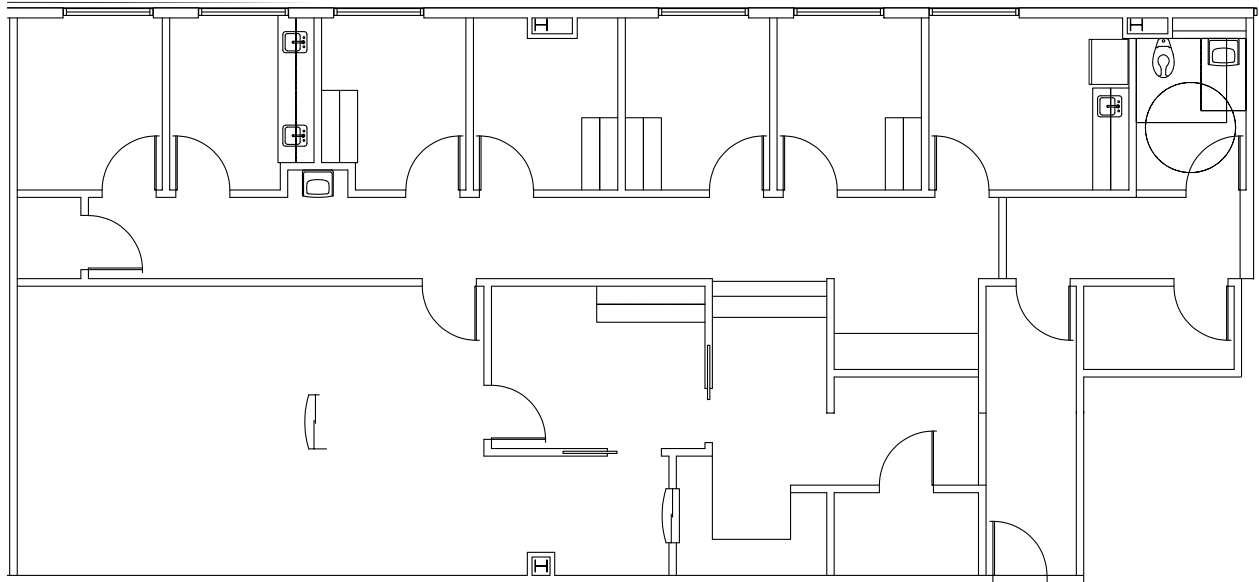


SUITE 275 - 2,403 RSF

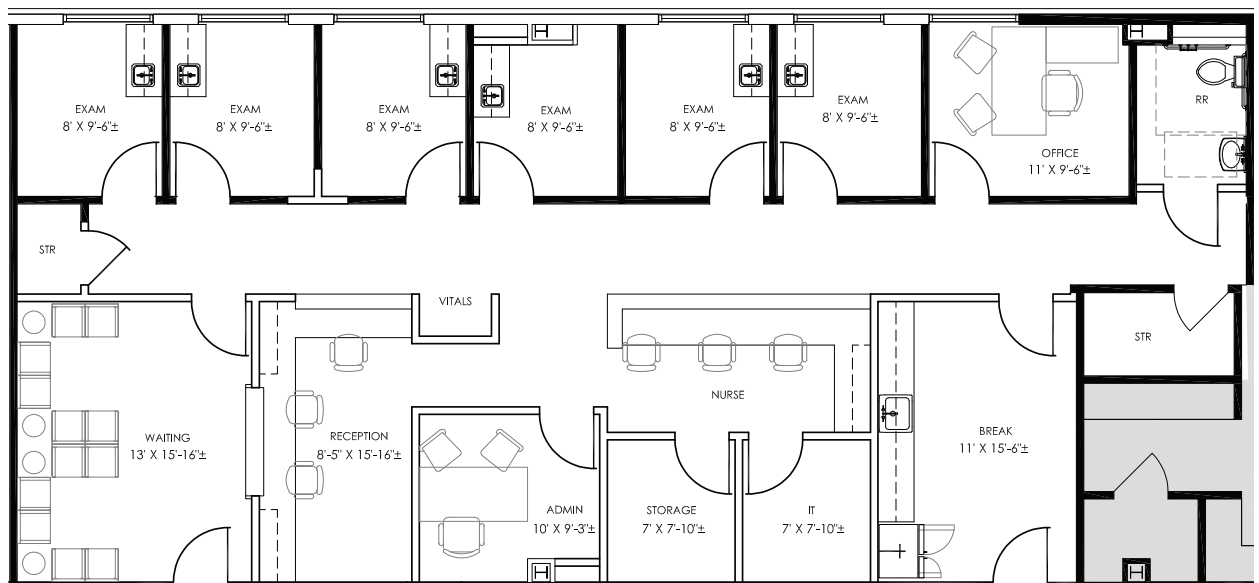


2nd Floor

CURRENT LAYOUT



CONCEPTUAL LAYOUT



PINECROFT MEDICAL PLAZA

9191 Pinecroft Dr | The Woodlands, TX 77380

For Lease



Contact Us

Brandy Bellow Spinks

Executive Vice President

+1 713 726 6100

brandy.bellow@cbre.com

Pamela Sprouse

Vice President

+1 832 335 0277

pamela.sprouse@cbre.com

Building owned by

HEALTHCARE REALTY



© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.