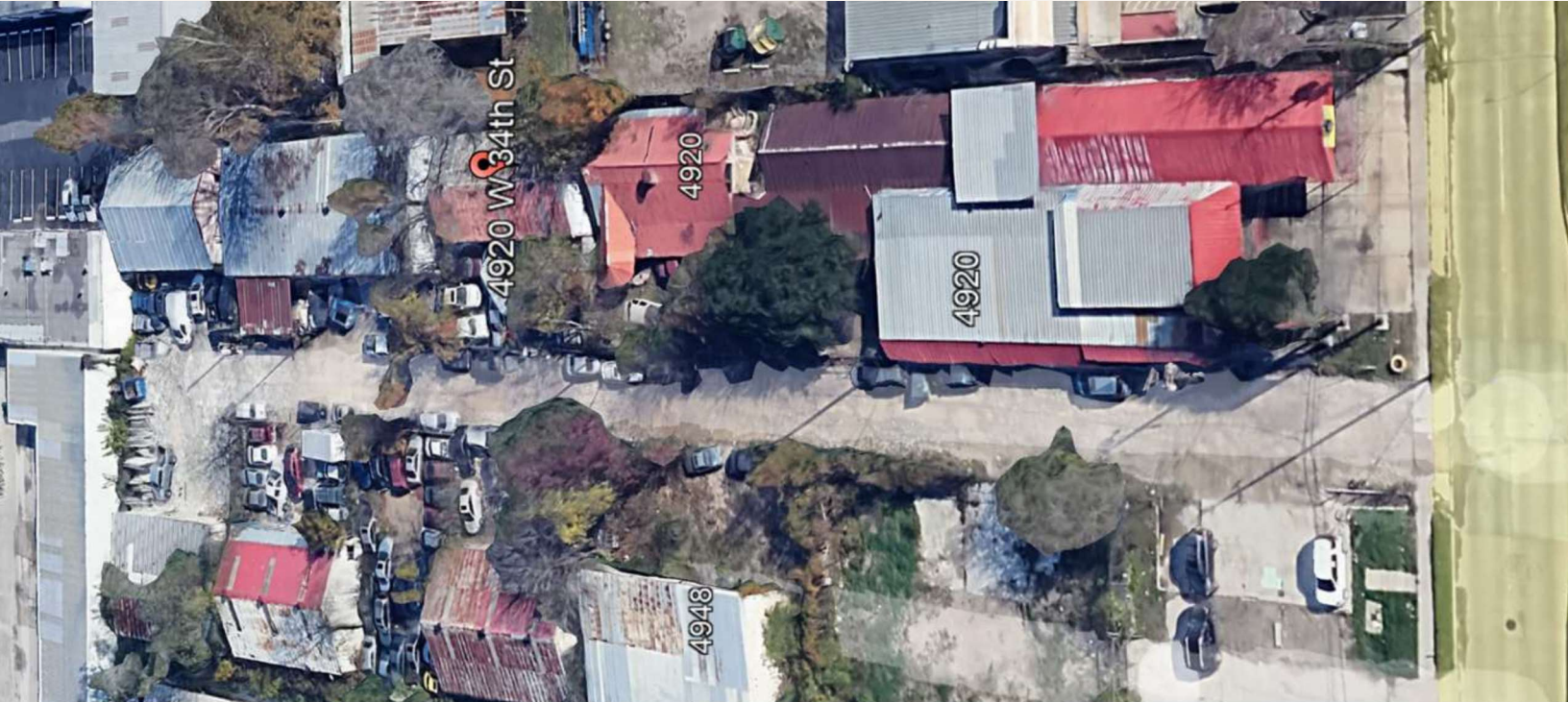


RICARDO'S TIRE SHOP | FOR SALE & LEASE

4920 W 34TH ST, HOUSTON, TX 77092



Property Description

Terrific Flex/Industrial Park with majority multi-renewal tenants. Property under same ownership for over 30 years with many tenants from original purchase.

Property Highlights

- Fully equipped auto repair building for lease
- Industrial flex space with versatile functionality
- Convenient access to major highways and thoroughfares
- Proximity to dining, retail, and banking options

Offering Summary

Sale Price:	\$2,995,000
Lease Rate:	\$5,950.00 per month (MG)
Number of Units:	10
Available SF:	6,000 SF
Lot Size:	64,500 SF
Building Size:	19,060 SF

Demographics

	0.3 Miles	0.5 Miles	1 Mile
Total Households	614	2,494	6,256
Total Population	1,334	5,467	14,488
Average HH Income	\$69,414	\$68,418	\$75,714

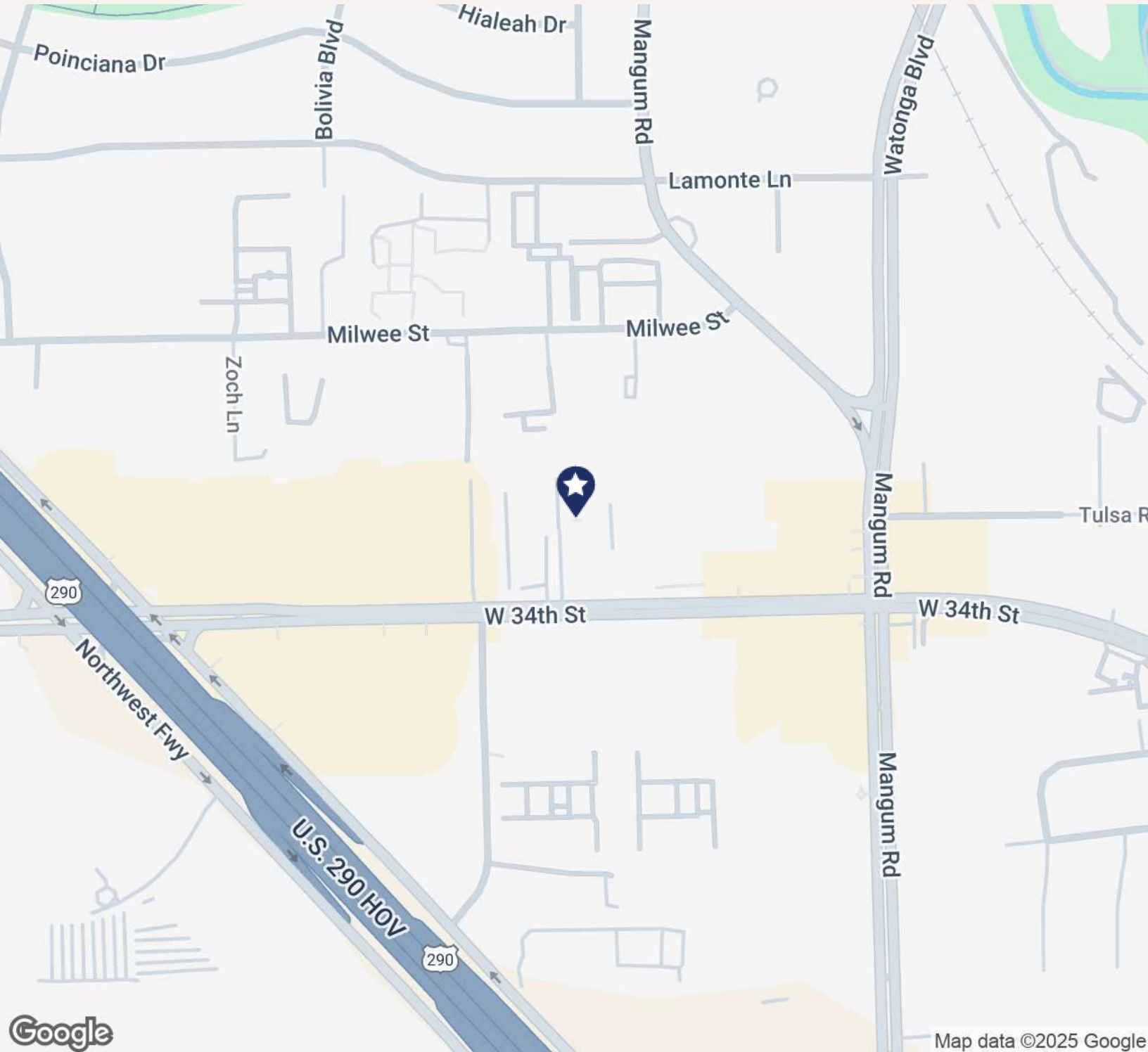
FOR MORE INFORMATION:



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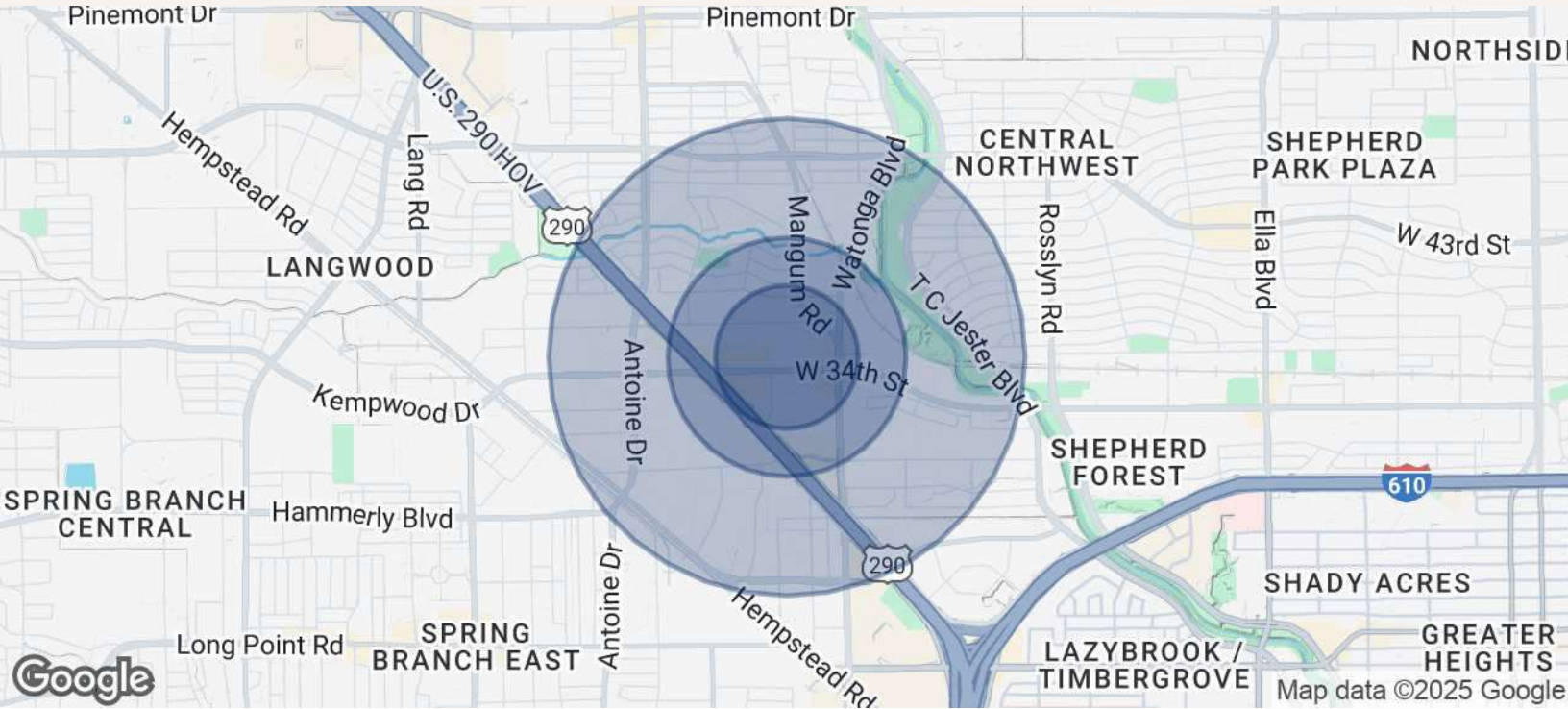
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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	1,334	5,467	14,488
Average Age	38	37	37
Average Age (Male)	38	37	37
Average Age (Female)	38	38	38
Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	614	2,494	6,256
# of Persons per HH	2.2	2.2	2.3
Average HH Income	\$69,414	\$68,418	\$75,714
Average House Value	\$250,516	\$227,292	\$307,612

Demographics data derived from AlphaMap

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