

BOX SPACE AVAILABLE

Kings Crossing Shopping Center Re-Development
NWC of Kingwood Dr & W Lake Houston Pkwy
Kingwood, Texas, 77345



Felice Terrigno
713 892 5200 Ext. 101
fterrigno@sdiirealty.com

The information contained herein is deemed reliable; however, SDI Realty, LLC makes no warranties, guarantees or representations as to the accuracy thereof. The presentation of this information is submitted subject to change in conditions and price, corrections, errors, and omissions, and/or withdrawal without notice.

PROPERTY HIGHLIGHTS

- 126,000 SF Shopping Center in the heart of a dense master-planned suburban community that straddles US-59 North
- Shadow-anchored by one of the strongest HEBs in Houston MSA
- 450+ parking spaces
- Opportunity for the last available street-front space at West Lake Houston & Kingwood Drive Intersection

Traffic Counts:

Kingwood Dr: 30,328 VPD (TXDOT '21)

W Lake Houston Pkwy: 30,669 VPD (TXDOT '23)

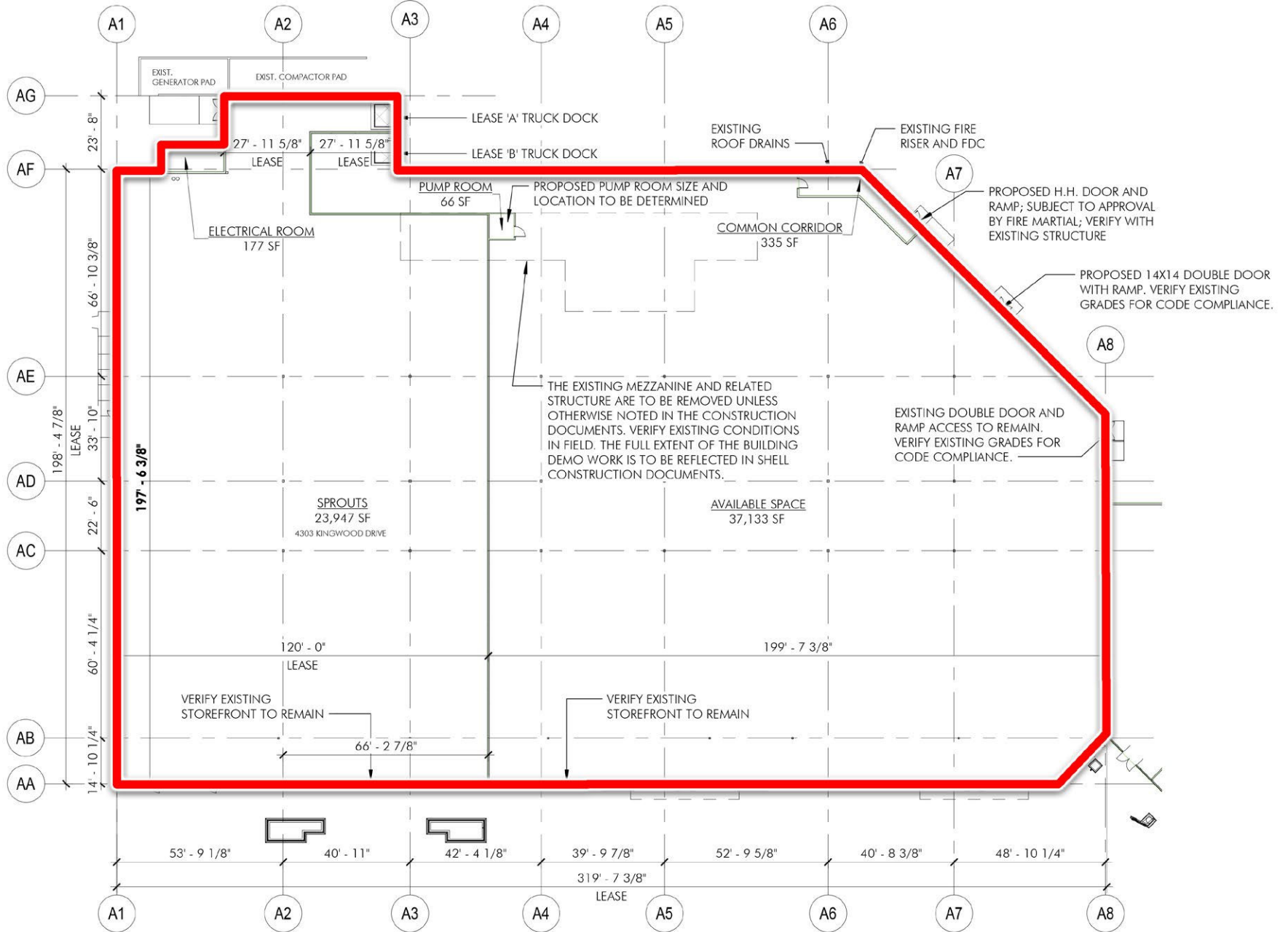
Demographics:

	1 Mile	3 Mile	5 Mile
2024 Population	8,275	70,165	148,418
Daytime Pop.	8,864	55,065	127,117
Avg HH Income	\$135,807	\$152,464	\$138,135

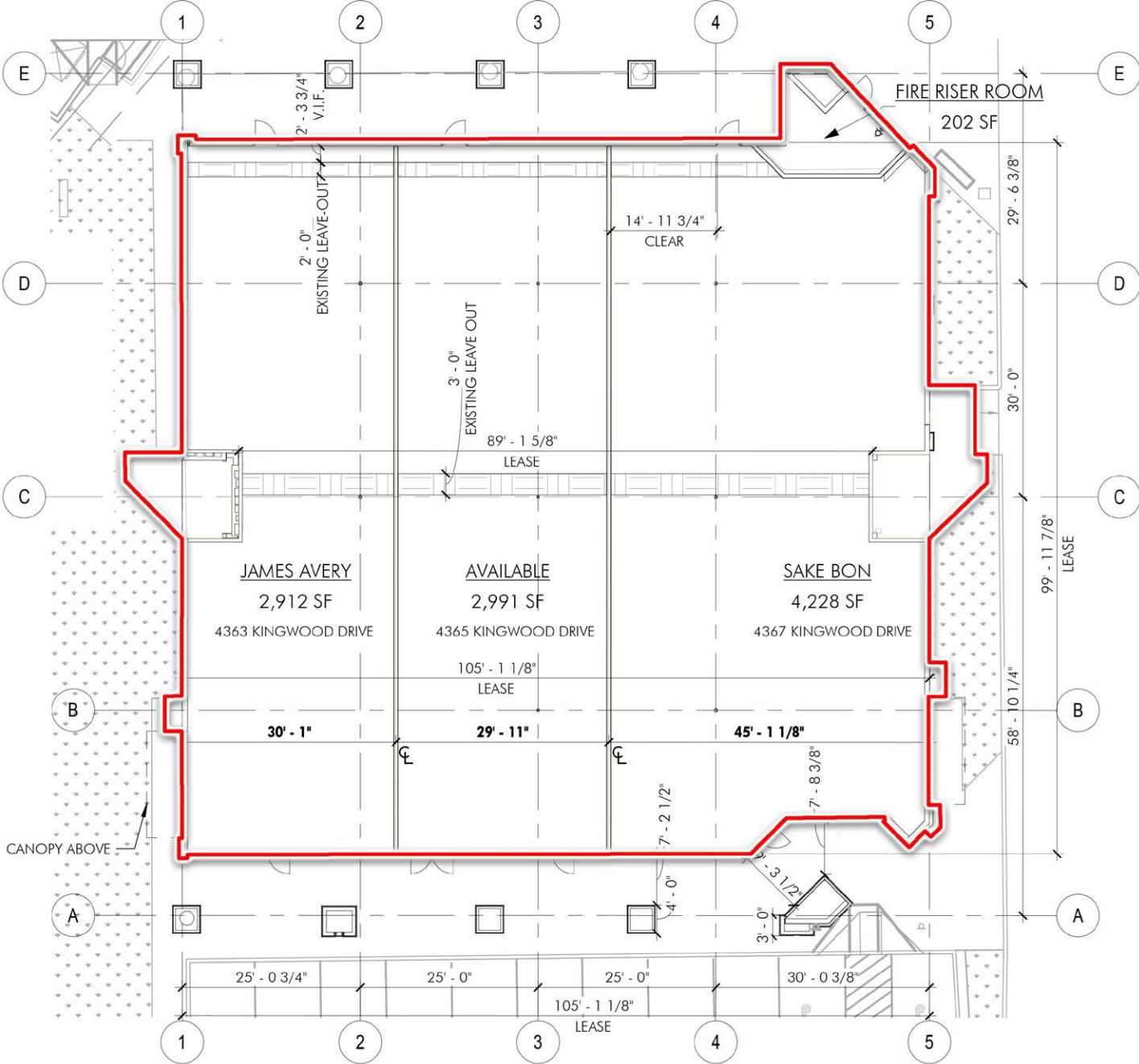


1. Sprouts
2. **AVAILABLE - 37,388 SF**
3. Trek Bikes
4. Hallmark
5. Dominos
6. Postnet
7. Sylvan Learning
8. Hunan Garden Express
9. Ann's Teahouse
10. Flying Biscuit Café
11. Parry's Pizzeria & Taphouse
12. Pet Ranch
13. Club Champion Golf
14. Yonutz
15. S&A Nails
16. H&R Block
17. Subway
18. Tailor
19. Next Level Urgent Care
20. Walgreens
21. Sake Bon
22. **AVAILABLE - 2,991 SF**
23. James Avery

LOD - BOX SPACE



LOD - FREESTANDING BUILDING

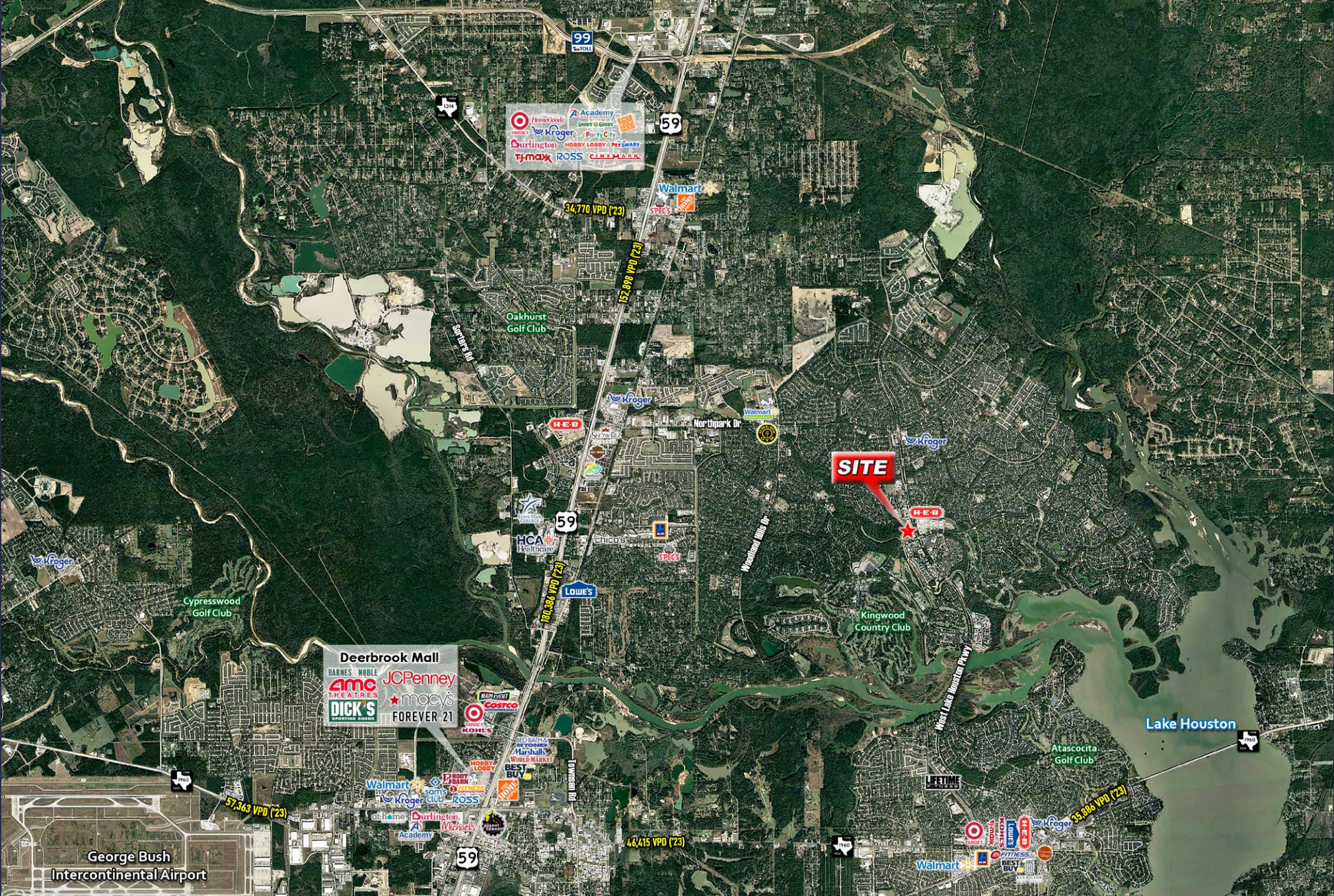


CLOSE-UP AERIAL



NWC of Kingwood Dr & W Lake Houston Pkwy, Kingwood, Texas, 77345

WIDE AERIAL



NWC of Kingwood Dr & W Lake Houston Pkwy, Kingwood, Texas, 77345

