

LAND FOR SALE OR GROUND LEASE ±1.33 AC



NEC BUFFALO SPEEDWAY AND W. AIRPORT BLVD | HOUSTON, TX 77045

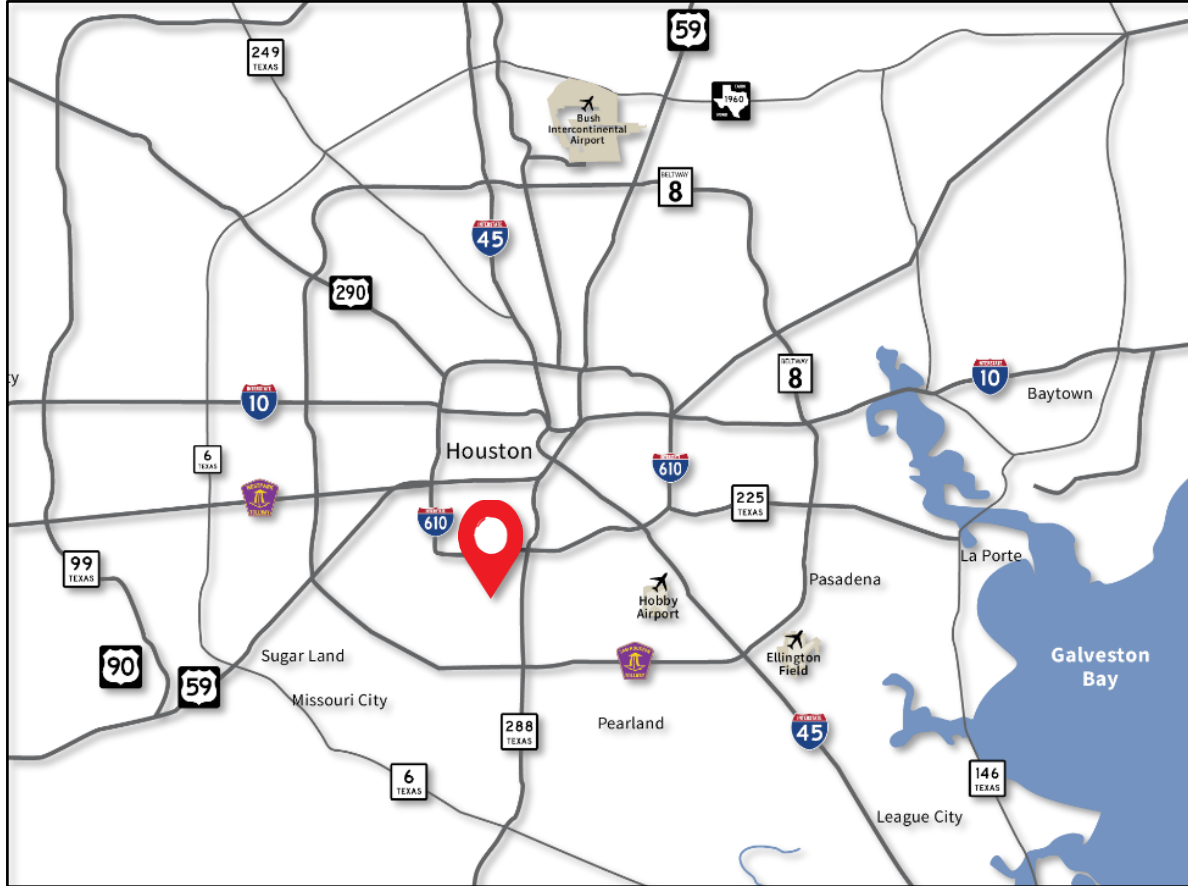


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AREA LOCATION

±1.33 AC | BUFFALO SPEEDWAY AND W. AIRPORT BLVD | HOUSTON, TX 77045  2



Location

Located on the NEC Buffalo Speedway and W. Airport just south of loop 610

Size

±1.33

Highest & Best Use

Retail, QSR and Automotive Service

Restrictions

Restricted against C-Store, Fuel Sales and Car Wash

Utilities

City of Houston utilities in vicinity

Detention

Onsite detention required

Floodplain

Outside of floodplain

Price

Call broker for pricing

Neighboring Texas Medical Center!

	1-mile	3-miles	5-miles
Estimated Population	12,492	97,792	321,229
Household Income	\$69,455	\$77,822	\$95,124
Number of Households	3,524	33,925	120,568
Median Age	31.6	32.4	33.8



610, north of W. Airport BLVD

Traffic Counts	188,862 VPD
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SH 288, east of Buffalo Speedway

Traffic Counts	148,577 VPD
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PROPERTY AERIAL

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