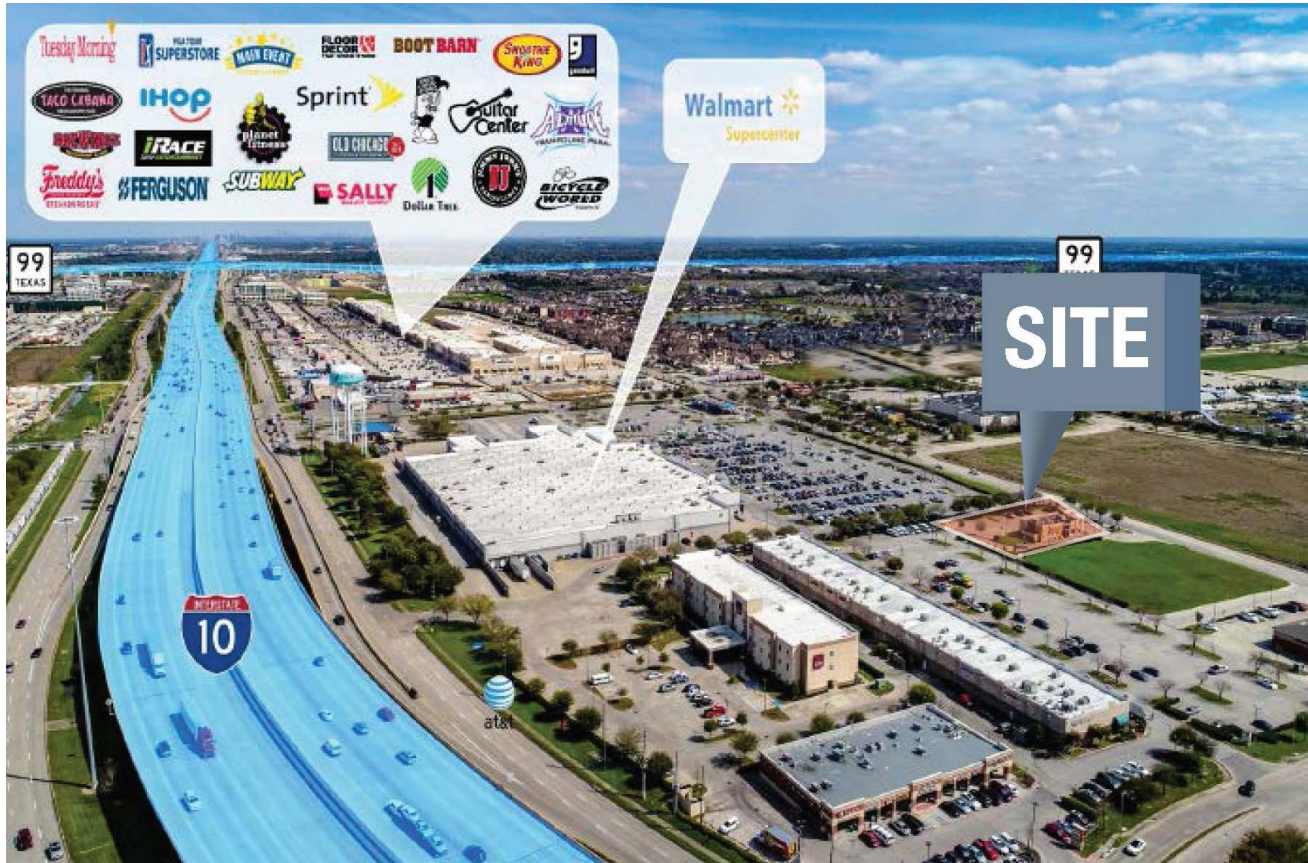


FORMER KFC | 25112 MARKET PLACE DRIVE

KATY, TX | SEQ I-10 AND KATY FORT BEND ROAD



AVAILABILITY:
2,880 SF QSR W/ DRIVE-THRU

LOT SIZE: 0.78 ACRES

LEASE RATES:
PLEASE CALL FOR RATES

AREA RETAILERS:



JCPenney



Marshalls



FOREVER 21

Walmart Supercenter

BED BATH & BEYOND

Burlington



The subject property is a 2,880 square foot freestanding former KFC located in the high growth area of Katy, Texas. The site is just south of Interstate 10 at the signalized intersection of Katy Mills Boulevard and Market Place Drive, directly adjacent to Walmart and several other national retailers.

DEMOGRAPHICS:

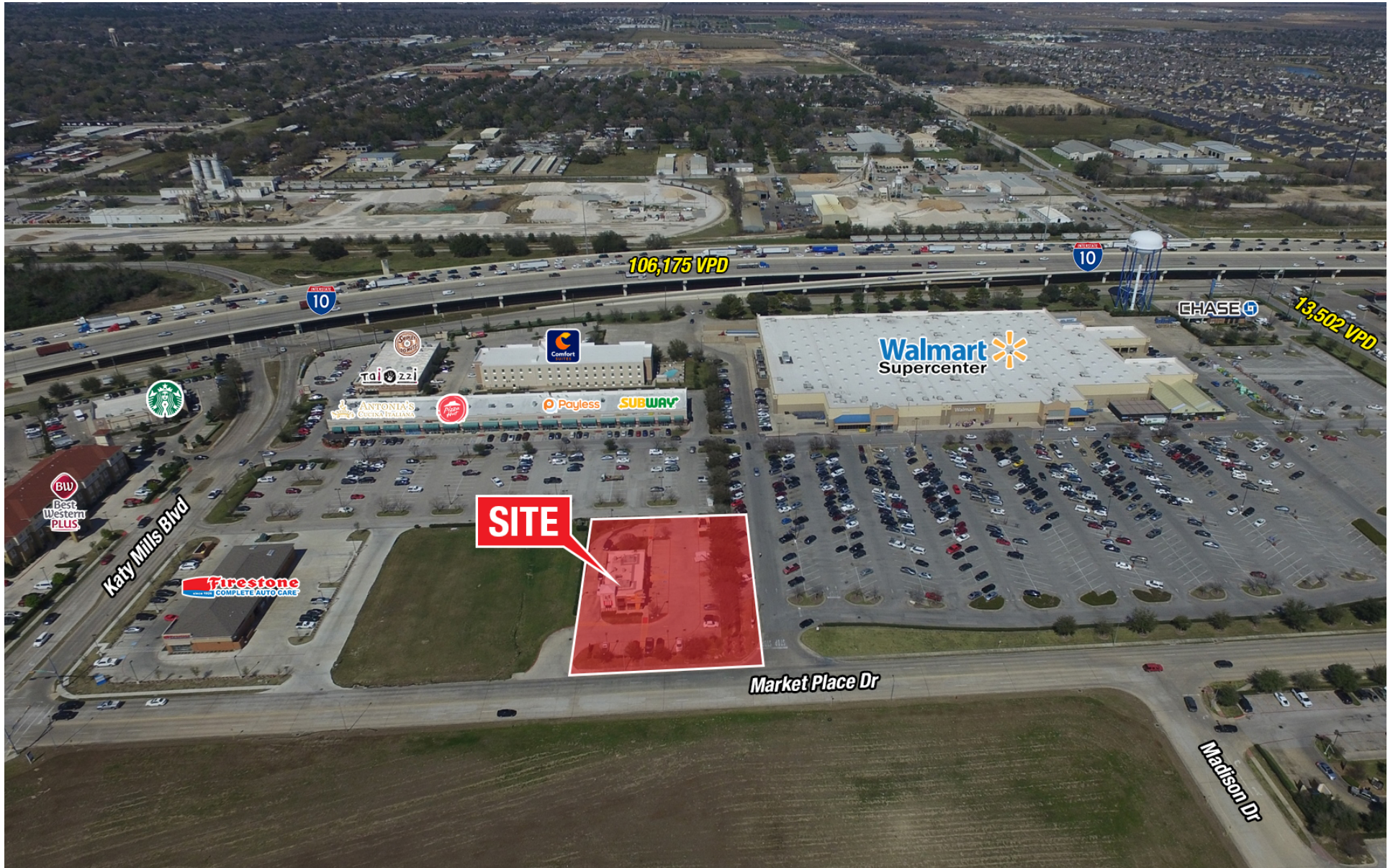
	1 MILE	3 MILE	5 MILE
2020 Population	9,346	89,820	233,811
2020 Daytime Population	9,564	74,364	209,942
2020 Average HH Income	\$96,111	\$116,219	\$126,093

TRAFFIC COUNTS:

Interstate 10: 139,561 VPD

FORMER KFC | 25112 MARKET PLACE DRIVE

KATY, TX | SEQ I-10 AND KATY FORT BEND ROAD



THE **retail** CONNECTION

FOR MORE INFORMATION, PLEASE CONTACT:

RYAN CHANDLER
713.547.5595
rchandler@theretailconnection.net

JONATHAN PROBST
713.547.7760
jprobst@theretailconnection.net

FORMER KFC | 25112 MARKET PLACE DRIVE

KATY, TX | SEQ I-10 AND KATY FORT BEND ROAD



THE **retail** CONNECTION

FOR MORE INFORMATION, PLEASE CONTACT:

RYAN CHANDLER
713.547.5595
rchandler@theretailconnection.net

JONATHAN PROBST
713.547.7760
jprobst@theretailconnection.net

