

# FOR LEASE

# BISSONNET SOUTHWEST PLAZA

12450 Bissonnet St, Houston, TX 77099



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# PROPERTY HIGHLIGHTS

# BISSONNET SOUTHWEST PLAZA

12450 Bissonnet St, Houston, TX 77099

- 2014 Remodeled/Face-Lift
- Dense Demographic
- Dense Traffic Count
- Long Term Tenants
- Competitive Rental Rate
- New Developments Within Subject Area

## DETAILS

- 4,320 SF Available
- Monthly NNN/PSF: \$4.80

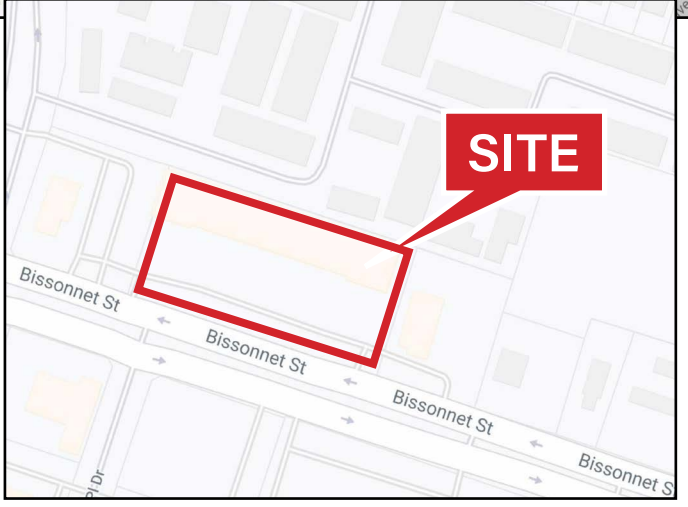
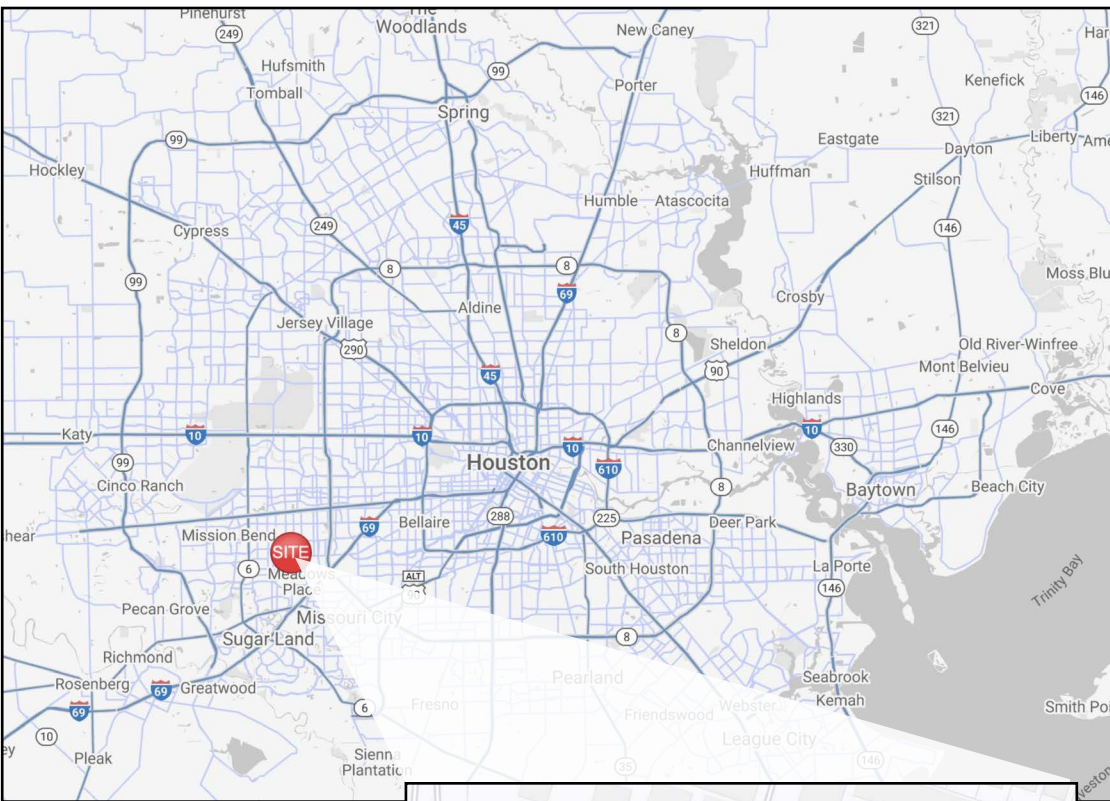
## TRAFFIC COUNTS

- Bissonnet St 17,403 CPD
- Cook Rd 19,840 CPD
- S Dairy Ashford Rd 19,728 CPD

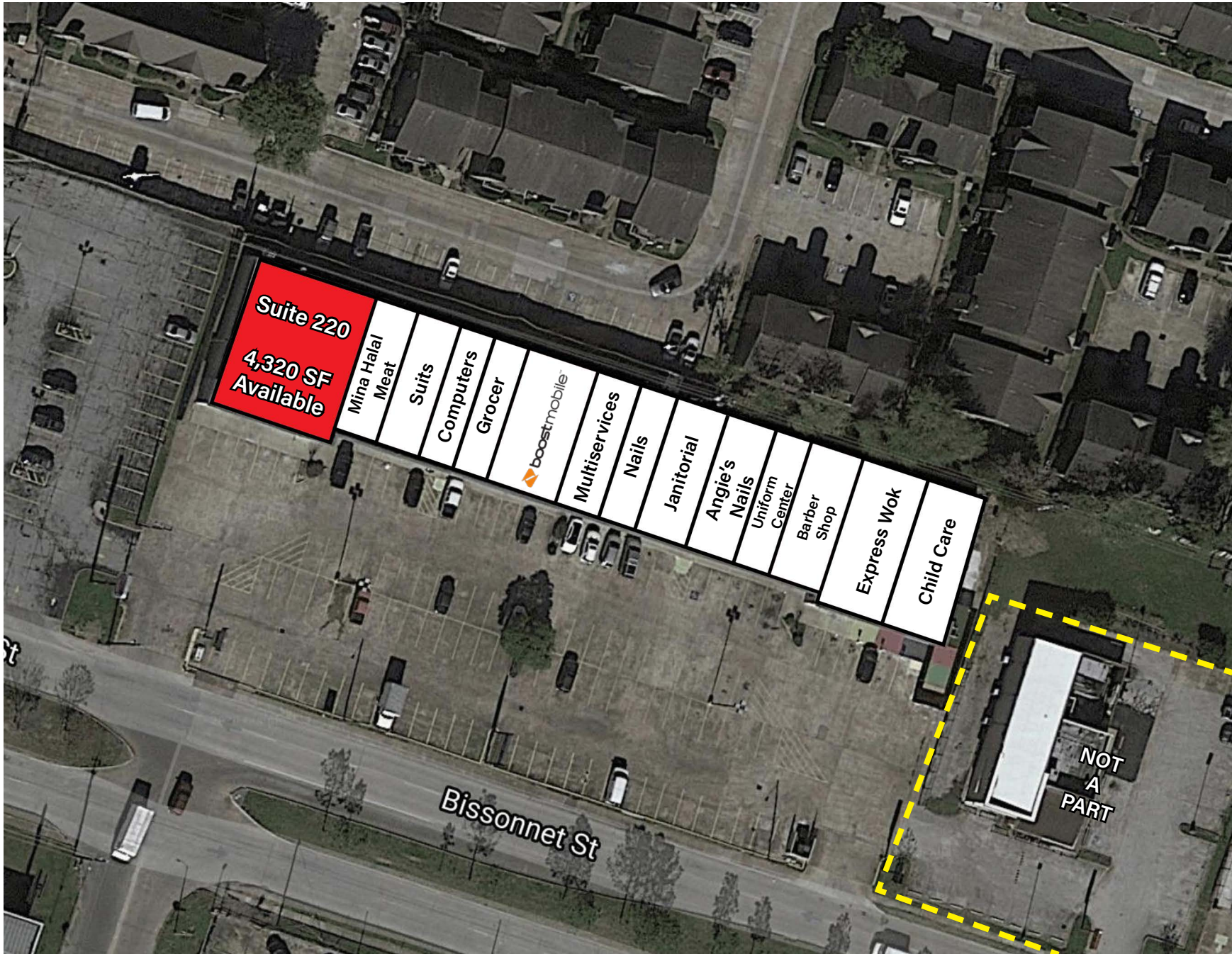
## AREA RETAILERS



Demographics	1 mile	3 miles	5 miles
Population	27,242	204,511	480,811
Average Household Income	\$60,663	\$60,816	\$70,702



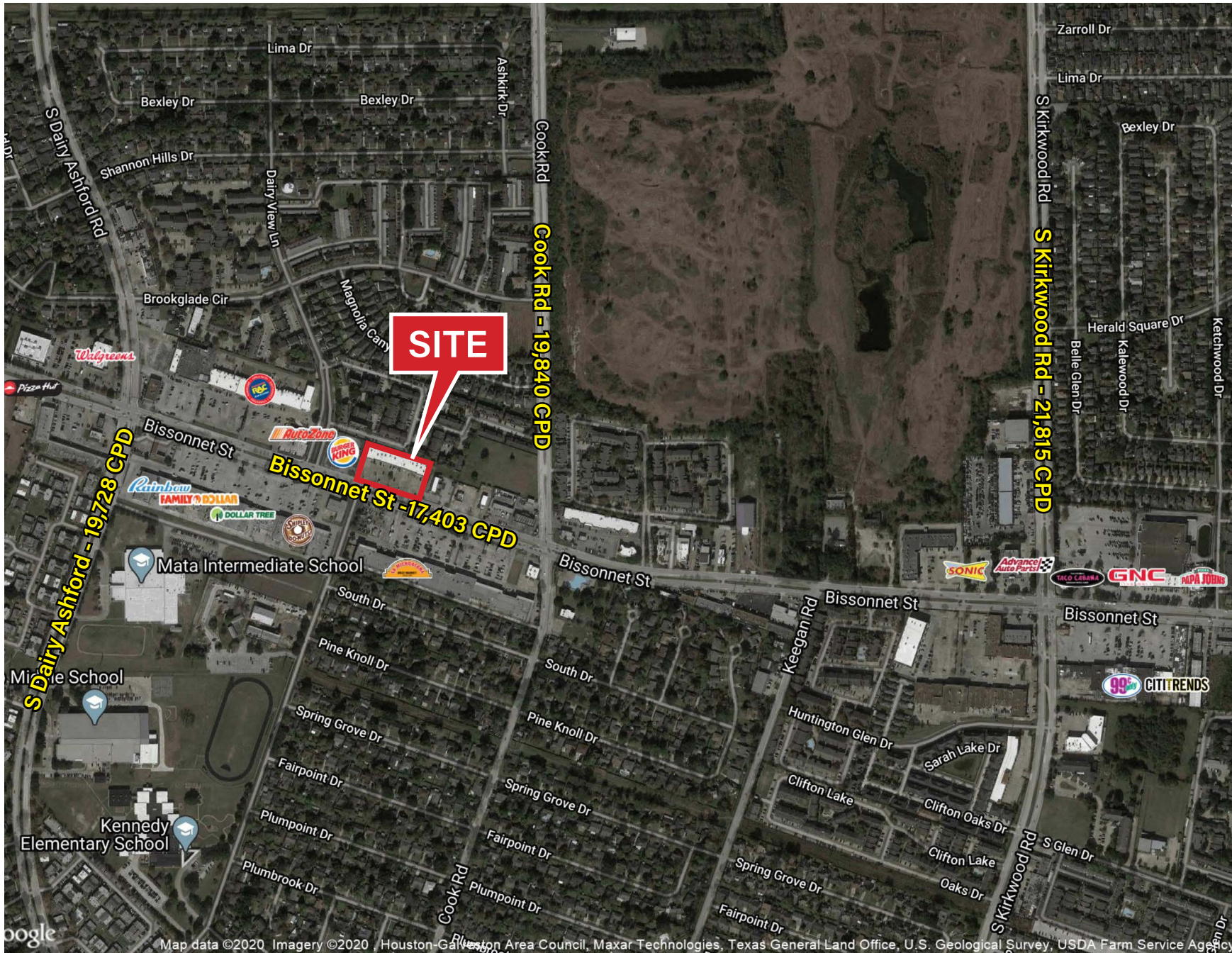
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# COMPLETE PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 29.6773/-95.5982

RFULL9

12450 Bissonnet St		1 mi radius		3 mi radius		5 mi radius	
Houston, TX 77099							
<b>Population</b>							
Estimated Population (2019)	27,242		204,511		480,811		
Projected Population (2024)	28,428		216,986		510,823		
Census Population (2010)	25,392		189,158		439,898		
Census Population (2000)	25,400		165,789		376,187		
Projected Annual Growth (2019-2024)	1,186	0.9%	12,475	1.2%	30,011	1.2%	
Historical Annual Growth (2010-2019)	1,850	0.8%	15,353	0.8%	40,914	0.9%	
Historical Annual Growth (2000-2010)	-8	-	23,369	1.4%	63,711	1.7%	
Estimated Population Density (2019)	8,676	psm	7,237	psm	6,124	psm	
Trade Area Size	3.1	sq mi	28.3	sq mi	78.5	sq mi	
<b>Households</b>							
Estimated Households (2019)	8,608		67,728		174,359		
Projected Households (2024)	9,232		73,710		189,427		
Census Households (2010)	7,621		60,232		153,148		
Census Households (2000)	7,885		54,840		136,430		
Projected Annual Growth (2019-2024)	624	1.5%	5,982	1.8%	15,068	1.7%	
Historical Annual Change (2000-2019)	724	0.5%	12,888	1.2%	37,929	1.5%	
<b>Average Household Income</b>							
Estimated Average Household Income (2019)	\$60,663		\$60,816		\$70,702		
Projected Average Household Income (2024)	\$65,314		\$65,701		\$76,600		
Census Average Household Income (2010)	\$48,230		\$49,812		\$59,702		
Census Average Household Income (2000)	\$48,105		\$47,060		\$52,164		
Projected Annual Change (2019-2024)	\$4,651	1.5%	\$4,885	1.6%	\$5,898	1.7%	
Historical Annual Change (2000-2019)	\$12,558	1.4%	\$13,756	1.5%	\$18,537	1.9%	
<b>Median Household Income</b>							
Estimated Median Household Income (2019)	\$53,948		\$51,477		\$57,156		
Projected Median Household Income (2024)	\$62,255		\$60,362		\$66,782		
Census Median Household Income (2010)	\$42,396		\$42,705		\$48,490		
Census Median Household Income (2000)	\$41,127		\$40,009		\$43,762		
Projected Annual Change (2019-2024)	\$8,307	3.1%	\$8,885	3.5%	\$9,625	3.4%	
Historical Annual Change (2000-2019)	\$12,821	1.6%	\$11,468	1.5%	\$13,395	1.6%	
<b>Per Capita Income</b>							
Estimated Per Capita Income (2019)	\$19,194		\$20,168		\$25,674		
Projected Per Capita Income (2024)	\$21,236		\$22,345		\$28,438		
Census Per Capita Income (2010)	\$14,476		\$15,861		\$20,785		
Census Per Capita Income (2000)	\$14,785		\$15,553		\$18,863		
Projected Annual Change (2019-2024)	\$2,042	2.1%	\$2,176	2.2%	\$2,764	2.2%	
Historical Annual Change (2000-2019)	\$4,408	1.6%	\$4,615	1.6%	\$6,811	1.9%	
Estimated Average Household Net Worth (2019)	\$339,904		\$364,872		\$453,835		

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RFULL9

## 12450 Bissonnet St

### Houston, TX 77099

#### Race and Ethnicity

	1 mi radius		3 mi radius		5 mi radius	
Total Population (2019)	27,242		204,511		480,811	
White (2019)	8,053	29.6%	62,356	30.5%	162,470	33.8%
Black or African American (2019)	8,696	31.9%	49,992	24.4%	121,845	25.3%
American Indian or Alaska Native (2019)	171	0.6%	1,251	0.6%	2,738	0.6%
Asian (2019)	5,050	18.5%	54,083	26.4%	110,921	23.1%
Hawaiian or Pacific Islander (2019)	11	-	89	-	310	-
Other Race (2019)	4,244	15.6%	29,515	14.4%	64,889	13.5%
Two or More Races (2019)	1,017	3.7%	7,227	3.5%	17,638	3.7%
Population < 18 (2019)	7,534	27.7%	54,752	26.8%	122,793	25.5%
White Not Hispanic	245	3.3%	3,327	6.1%	11,600	9.4%
Black or African American	2,721	36.1%	15,047	27.5%	34,288	27.9%
Asian	846	11.2%	10,839	19.8%	22,273	18.1%
Other Race Not Hispanic	152	2.0%	1,310	2.4%	3,415	2.8%
Hispanic	3,570	47.4%	24,230	44.3%	51,217	41.7%
Not Hispanic or Latino Population (2019)	15,978	58.7%	126,216	61.7%	308,734	64.2%
Not Hispanic White	2,167	13.6%	20,809	16.5%	73,266	23.7%
Not Hispanic Black or African American	8,420	52.7%	48,004	38.0%	116,555	37.8%
Not Hispanic American Indian or Alaska Native	30	0.2%	303	0.2%	753	0.2%
Not Hispanic Asian	4,980	31.2%	52,900	41.9%	107,856	34.9%
Not Hispanic Hawaiian or Pacific Islander	5	-	57	-	176	-
Not Hispanic Other Race	54	0.3%	1,493	1.2%	2,894	0.9%
Not Hispanic Two or More Races	322	2.0%	2,650	2.1%	7,236	2.3%
Hispanic or Latino Population (2019)	11,264	41.3%	78,295	38.3%	172,078	35.8%
Hispanic White	5,886	52.3%	41,546	53.1%	89,204	51.8%
Hispanic Black or African American	275	2.4%	1,987	2.5%	5,291	3.1%
Hispanic American Indian or Alaska Native	141	1.3%	948	1.2%	1,986	1.2%
Hispanic Asian	70	0.6%	1,182	1.5%	3,065	1.8%
Hispanic Hawaiian or Pacific Islander	6	-	32	-	134	-
Hispanic Other Race	4,190	37.2%	28,022	35.8%	61,995	36.0%
Hispanic Two or More Races	695	6.2%	4,577	5.8%	10,402	6.0%
Not Hispanic or Latino Population (2010)	14,308	56.3%	109,582	57.9%	273,215	62.1%
Hispanic or Latino Population (2010)	11,084	43.7%	79,575	42.1%	166,683	37.9%
Not Hispanic or Latino Population (2000)	18,815	74.1%	115,530	69.7%	269,614	71.7%
Hispanic or Latino Population (2000)	6,585	25.9%	50,259	30.3%	106,573	28.3%
Not Hispanic or Latino Population (2024)	17,304	60.9%	139,043	64.1%	337,649	66.1%
Hispanic or Latino Population (2024)	11,123	39.1%	77,943	35.9%	173,174	33.9%
Projected Annual Growth (2019-2024)	-140	-	-351	-	1,096	-
Historical Annual Growth (2000-2010)	4,500	6.8%	29,316	5.8%	60,110	5.6%

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RFULL9

## 12450 Bissonnet St

Houston, TX 77099

### Total Age Distribution (2019)

	1 mi radius		3 mi radius		5 mi radius	
Total Population	27,242		204,511		480,811	
Age Under 5 Years	1,932	7.1%	15,338	7.5%	35,346	7.4%
Age 5 to 9 Years	2,121	7.8%	15,201	7.4%	33,991	7.1%
Age 10 to 14 Years	2,186	8.0%	15,222	7.4%	33,725	7.0%
Age 15 to 19 Years	2,134	7.8%	14,706	7.2%	32,471	6.8%
Age 20 to 24 Years	1,876	6.9%	14,868	7.3%	35,305	7.3%
Age 25 to 29 Years	2,128	7.8%	16,678	8.2%	41,010	8.5%
Age 30 to 34 Years	1,995	7.3%	15,625	7.6%	38,282	8.0%
Age 35 to 39 Years	2,022	7.4%	15,609	7.6%	36,541	7.6%
Age 40 to 44 Years	1,819	6.7%	14,223	7.0%	33,102	6.9%
Age 45 to 49 Years	1,865	6.8%	14,058	6.9%	32,357	6.7%
Age 50 to 54 Years	1,666	6.1%	12,331	6.0%	28,875	6.0%
Age 55 to 59 Years	1,595	5.9%	11,243	5.5%	27,167	5.7%
Age 60 to 64 Years	1,301	4.8%	9,583	4.7%	23,391	4.9%
Age 65 to 69 Years	996	3.7%	7,525	3.7%	18,033	3.8%
Age 70 to 74 Years	716	2.6%	5,321	2.6%	13,026	2.7%
Age 75 to 79 Years	455	1.7%	3,450	1.7%	8,464	1.8%
Age 80 to 84 Years	222	0.8%	1,956	1.0%	5,060	1.1%
Age 85 Years or Over	213	0.8%	1,574	0.8%	4,665	1.0%
Median Age	32.3		32.8		33.4	
Age 19 Years or Less	8,373	30.7%	60,467	29.6%	135,533	28.2%
Age 20 to 64 Years	16,267	59.7%	124,219	60.7%	296,030	61.6%
Age 65 Years or Over	2,601	9.5%	19,825	9.7%	49,248	10.2%

### Female Age Distribution (2019)

Female Population	14,048	51.6%	103,852	50.8%	244,730	50.9%
Age Under 5 Years	930	6.6%	7,445	7.2%	17,270	7.1%
Age 5 to 9 Years	1,023	7.3%	7,353	7.1%	16,486	6.7%
Age 10 to 14 Years	1,104	7.9%	7,382	7.1%	16,415	6.7%
Age 15 to 19 Years	1,070	7.6%	7,255	7.0%	15,904	6.5%
Age 20 to 24 Years	929	6.6%	7,459	7.2%	17,612	7.2%
Age 25 to 29 Years	1,072	7.6%	8,310	8.0%	20,478	8.4%
Age 30 to 34 Years	1,045	7.4%	8,107	7.8%	19,601	8.0%
Age 35 to 39 Years	1,060	7.5%	8,019	7.7%	18,502	7.6%
Age 40 to 44 Years	957	6.8%	7,201	6.9%	16,754	6.8%
Age 45 to 49 Years	970	6.9%	7,196	6.9%	16,723	6.8%
Age 50 to 54 Years	878	6.2%	6,347	6.1%	15,107	6.2%
Age 55 to 59 Years	854	6.1%	5,845	5.6%	14,398	5.9%
Age 60 to 64 Years	675	4.8%	5,017	4.8%	12,294	5.0%
Age 65 to 69 Years	572	4.1%	4,005	3.9%	9,428	3.9%
Age 70 to 74 Years	401	2.9%	2,887	2.8%	7,045	2.9%
Age 75 to 79 Years	249	1.8%	1,902	1.8%	4,721	1.9%
Age 80 to 84 Years	117	0.8%	1,103	1.1%	2,952	1.2%
Age 85 Years or Over	143	1.0%	1,018	1.0%	3,040	1.2%
Female Median Age	33.4		33.6		34.3	
Age 19 Years or Less	4,127	29.4%	29,435	28.3%	66,074	27.0%
Age 20 to 64 Years	8,440	60.1%	63,502	61.1%	151,469	61.9%
Age 65 Years or Over	1,482	10.5%	10,915	10.5%	27,187	11.1%

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# COMPLETE PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections

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Lat/Lon: 29.6773/-95.5982

RFULL9

## 12450 Bissonnet St

### Houston, TX 77099

#### Male Age Distribution (2019)

	1 mi radius		3 mi radius		5 mi radius	
Male Population	13,194	48.4%	100,660	49.2%	236,081	49.1%
Age Under 5 Years	1,002	7.6%	7,893	7.8%	18,076	7.7%
Age 5 to 9 Years	1,098	8.3%	7,847	7.8%	17,504	7.4%
Age 10 to 14 Years	1,082	8.2%	7,841	7.8%	17,310	7.3%
Age 15 to 19 Years	1,065	8.1%	7,451	7.4%	16,567	7.0%
Age 20 to 24 Years	947	7.2%	7,409	7.4%	17,693	7.5%
Age 25 to 29 Years	1,056	8.0%	8,369	8.3%	20,532	8.7%
Age 30 to 34 Years	950	7.2%	7,518	7.5%	18,680	7.9%
Age 35 to 39 Years	962	7.3%	7,590	7.5%	18,039	7.6%
Age 40 to 44 Years	862	6.5%	7,022	7.0%	16,348	6.9%
Age 45 to 49 Years	895	6.8%	6,862	6.8%	15,634	6.6%
Age 50 to 54 Years	788	6.0%	5,983	5.9%	13,768	5.8%
Age 55 to 59 Years	741	5.6%	5,398	5.4%	12,769	5.4%
Age 60 to 64 Years	627	4.8%	4,566	4.5%	11,097	4.7%
Age 65 to 69 Years	424	3.2%	3,519	3.5%	8,605	3.6%
Age 70 to 74 Years	315	2.4%	2,434	2.4%	5,982	2.5%
Age 75 to 79 Years	206	1.6%	1,548	1.5%	3,743	1.6%
Age 80 to 84 Years	105	0.8%	854	0.8%	2,107	0.9%
Age 85 Years or Over	70	0.5%	555	0.6%	1,625	0.7%
Male Median Age	31.0		31.8		32.4	
Age 19 Years or Less	4,246	32.2%	31,032	30.8%	69,459	29.4%
Age 20 to 64 Years	7,828	59.3%	60,718	60.3%	144,561	61.2%
Age 65 Years or Over	1,120	8.5%	8,910	8.9%	22,062	9.3%

#### Males per 100 Females (2019)

Overall Comparison						
Age Under 5 Years	108	51.9%	106	51.5%	105	51.1%
Age 5 to 9 Years	107	51.8%	107	51.6%	106	51.5%
Age 10 to 14 Years	98	49.5%	106	51.5%	105	51.5%
Age 15 to 19 Years	100	49.9%	103	50.7%	104	51.0%
Age 20 to 24 Years	102	50.5%	99	49.8%	100	50.1%
Age 25 to 29 Years	99	49.6%	101	50.2%	100	50.1%
Age 30 to 34 Years	91	47.6%	93	48.1%	95	48.8%
Age 35 to 39 Years	91	47.6%	95	48.6%	97	49.4%
Age 40 to 44 Years	90	47.4%	98	49.4%	98	49.4%
Age 45 to 49 Years	92	48.0%	95	48.8%	93	48.3%
Age 50 to 54 Years	90	47.3%	94	48.5%	91	47.7%
Age 55 to 59 Years	87	46.5%	92	48.0%	89	47.0%
Age 60 to 64 Years	93	48.2%	91	47.6%	90	47.4%
Age 65 to 69 Years	74	42.6%	88	46.8%	91	47.7%
Age 70 to 74 Years	79	44.0%	84	45.7%	85	45.9%
Age 75 to 79 Years	83	45.3%	81	44.9%	79	44.2%
Age 80 to 84 Years	89	47.1%	77	43.6%	71	41.6%
Age 85 Years or Over	49	32.8%	55	35.3%	53	34.8%
Age 19 Years or Less	103	50.7%	105	51.3%	105	51.2%
Age 20 to 39 Years	95	48.8%	97	49.2%	98	49.6%
Age 40 to 64 Years	90	47.4%	94	48.6%	92	48.0%
Age 65 Years or Over	76	43.0%	82	44.9%	81	44.8%

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RFULL9

## 12450 Bissonnet St

### Houston, TX 77099

#### Household Type (2019)

	1 mi radius		3 mi radius		5 mi radius	
Total Households	8,608		67,728		174,359	
Households with Children	4,059	47.2%	30,054	44.4%	67,217	38.6%
Average Household Size	3.2		3.0		2.7	
Household Density per Square Mile	2,741		2,397		2,221	
Population Family	24,469	89.8%	180,150	88.1%	407,145	84.7%
Population Non-Family	2,668	9.8%	23,747	11.6%	71,522	14.9%
Population Group Quarters	105	0.4%	615	0.3%	2,145	0.4%
Family Households	6,475	75.2%	49,165	72.6%	116,472	66.8%
Married Couple Households	3,842	59.3%	30,772	62.6%	74,604	64.1%
Other Family Households with Children	2,633	40.7%	18,393	37.4%	41,868	35.9%
Family Households with Children	4,035	62.3%	29,858	60.7%	66,727	57.3%
Married Couple with Children	2,218	55.0%	17,654	59.1%	39,660	59.4%
Other Family Households with Children	1,816	45.0%	12,203	40.9%	27,066	40.6%
Family Households No Children	2,441	37.7%	19,308	39.3%	49,745	42.7%
Married Couple No Children	1,624	66.5%	13,117	67.9%	34,943	70.2%
Other Family Households No Children	817	33.5%	6,190	32.1%	14,802	29.8%
Non-Family Households	2,133	24.8%	18,563	27.4%	57,887	33.2%
Non-Family Households with Children	24	1.1%	196	1.1%	490	0.8%
Non-Family Households No Children	2,109	98.9%	18,366	98.9%	57,396	99.2%
Average Family Household Size	3.8		3.7		3.5	
Average Family Income	\$67,237		\$68,029		\$81,850	
Median Family Income	\$60,635		\$57,710		\$66,277	
Average Non-Family Household Size	1.3		1.3		1.2	

#### Marital Status (2019)

Population Age 15 Years or Over	21,003		158,750		377,750	
Never Married	9,131	43.5%	64,703	40.8%	150,565	39.9%
Currently Married	7,725	36.8%	62,718	39.5%	152,793	40.4%
Previously Married	4,147	19.7%	31,329	19.7%	74,392	19.7%
Separated	1,301	31.4%	11,928	38.1%	27,387	36.8%
Widowed	915	22.1%	5,415	17.3%	14,939	20.1%
Divorced	1,931	46.6%	13,986	44.6%	32,066	43.1%

#### Educational Attainment (2019)

Adult Population Age 25 Years or Over	16,993		129,176		309,974	
Elementary (Grade Level 0 to 8)	2,725	16.0%	20,612	16.0%	39,208	12.6%
Some High School (Grade Level 9 to 11)	2,023	11.9%	13,535	10.5%	25,926	8.4%
High School Graduate	4,638	27.3%	33,600	26.0%	73,749	23.8%
Some College	3,569	21.0%	24,373	18.9%	60,570	19.5%
Associate Degree Only	1,069	6.3%	7,999	6.2%	19,666	6.3%
Bachelor Degree Only	2,136	12.6%	20,371	15.8%	61,300	19.8%
Graduate Degree	833	4.9%	8,685	6.7%	29,554	9.5%
Any College (Some College or Higher)	7,607	44.8%	61,429	47.6%	171,090	55.2%
College Degree + (Bachelor Degree or Higher)	2,969	17.5%	29,057	22.5%	90,854	29.3%

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RFULL9

## 12450 Bissonnet St

### Houston, TX 77099

#### Housing

	1 mi radius		3 mi radius		5 mi radius	
Total Housing Units (2019)	8,962		70,131		180,020	
Total Housing Units (2010)	8,878		67,672		171,616	
Historical Annual Growth (2010-2019)	83	0.1%	2,460	0.4%	8,404	0.5%
Housing Units Occupied (2019)	8,608	96.1%	67,728	96.6%	174,359	96.9%
Housing Units Owner-Occupied	4,434	51.5%	30,819	45.5%	75,754	43.4%
Housing Units Renter-Occupied	4,175	48.5%	36,909	54.5%	98,605	56.6%
Housing Units Vacant (2019)	353	3.9%	2,404	3.4%	5,661	3.1%

#### Household Size (2019)

Total Households	8,608		67,728		174,359	
1 Person Households	1,742	20.2%	14,943	22.1%	47,809	27.4%
2 Person Households	2,050	23.8%	16,497	24.4%	46,098	26.4%
3 Person Households	1,488	17.3%	12,199	18.0%	28,825	16.5%
4 Person Households	1,358	15.8%	10,840	16.0%	24,680	14.2%
5 Person Households	954	11.1%	6,864	10.1%	14,460	8.3%
6 Person Households	542	6.3%	3,534	5.2%	6,982	4.0%
7 or More Person Households	474	5.5%	2,850	4.2%	5,505	3.2%

#### Household Income Distribution (2019)

HH Income \$200,000 or More	177	2.1%	1,848	2.7%	7,753	4.4%
HH Income \$150,000 to \$199,999	340	4.0%	2,925	4.3%	9,178	5.3%
HH Income \$125,000 to \$149,999	343	4.0%	2,913	4.3%	8,510	4.9%
HH Income \$100,000 to \$124,999	545	6.3%	4,126	6.1%	11,801	6.8%
HH Income \$75,000 to \$99,999	1,222	14.2%	7,981	11.8%	21,228	12.2%
HH Income \$50,000 to \$74,999	1,865	21.7%	13,023	19.2%	33,085	19.0%
HH Income \$35,000 to \$49,999	1,439	16.7%	10,616	15.7%	25,385	14.6%
HH Income \$25,000 to \$34,999	1,058	12.3%	8,025	11.8%	18,340	10.5%
HH Income \$15,000 to \$24,999	823	9.6%	8,101	12.0%	19,433	11.1%
HH Income \$10,000 to \$14,999	347	4.0%	3,231	4.8%	7,306	4.2%
HH Income Under \$10,000	450	5.2%	4,938	7.3%	12,340	7.1%

#### Household Vehicles (2019)

Households 0 Vehicles Available	456	5.3%	5,074	7.5%	12,291	7.0%
Households 1 Vehicle Available	2,760	32.1%	24,351	36.0%	67,237	38.6%
Households 2 Vehicles Available	3,268	38.0%	24,148	35.7%	63,008	36.1%
Households 3 or More Vehicles Available	2,123	24.7%	14,154	20.9%	31,823	18.3%
Total Vehicles Available	16,489		121,121		301,724	
Average Vehicles per Household	1.9		1.8		1.7	
Owner-Occupied Household Vehicles	10,124	61.4%	69,522	57.4%	166,239	55.1%
Average Vehicles per Owner-Occupied Household	2.3		2.3		2.2	
Renter-Occupied Household Vehicles	6,365	38.6%	51,599	42.6%	135,484	44.9%
Average Vehicles per Renter-Occupied Household	1.5		1.4		1.4	

#### Travel Time (2019)

Worker Base Age 16 years or Over	13,558		101,692		239,773	
Travel to Work in 14 Minutes or Less	1,396	10.3%	13,987	13.8%	34,907	14.6%
Travel to Work in 15 to 29 Minutes	4,604	34.0%	33,752	33.2%	84,248	35.1%
Travel to Work in 30 to 59 Minutes	5,293	39.0%	40,029	39.4%	96,642	40.3%
Travel to Work in 60 Minutes or More	1,758	13.0%	9,669	9.5%	21,607	9.0%
Work at Home	532	3.9%	4,139	4.1%	10,279	4.3%
Average Minutes Travel to Work	29.1		28.0		27.7	

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# COMPLETE PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 29.6773/-95.5982

RFULL9

## 12450 Bissonnet St

### Houston, TX 77099

	1 mi radius		3 mi radius		5 mi radius	
<b>Transportation To Work (2019)</b>						
Worker Base Age 16 years or Over	13,558		101,692		239,773	
Drive to Work Alone	10,610	78.3%	76,848	75.6%	184,443	76.9%
Drive to Work in Carpool	1,687	12.4%	14,940	14.7%	30,635	12.8%
Travel to Work by Public Transportation	548	4.0%	3,764	3.7%	8,731	3.6%
Drive to Work on Motorcycle	-	-	25	-	90	-
Bicycle to Work	3	-	108	0.1%	540	0.2%
Walk to Work	83	0.6%	1,032	1.0%	2,875	1.2%
Other Means	94	0.7%	836	0.8%	2,180	0.9%
Work at Home	532	3.9%	4,139	4.1%	10,279	4.3%
<b>Daytime Demographics (2019)</b>						
Total Businesses	573		6,712		22,331	
Total Employees	3,395		57,322		206,490	
Company Headquarter Businesses	-	-	37	0.5%	157	0.7%
Company Headquarter Employees	-	-	7,963	13.9%	20,437	9.9%
Employee Population per Business	5.9 to 1		8.5 to 1		9.2 to 1	
Residential Population per Business	47.5 to 1		30.5 to 1		21.5 to 1	
Adj. Daytime Demographics Age 16 Years or Over	10,404		111,618		329,777	
<b>Labor Force</b>						
Labor Population Age 16 Years or Over (2019)	20,588		155,840		371,324	
Labor Force Total Males (2019)	9,801	47.6%	75,635	48.5%	180,008	48.5%
Male Civilian Employed	7,176	73.2%	55,139	72.9%	133,255	74.0%
Male Civilian Unemployed	305	3.1%	2,237	3.0%	5,129	2.8%
Males in Armed Forces	9	-	9	-	30	-
Males Not in Labor Force	2,310	23.6%	18,251	24.1%	41,594	23.1%
Labor Force Total Females (2019)	10,788	52.4%	80,204	51.5%	191,316	51.5%
Female Civilian Employed	6,394	59.3%	46,396	57.8%	114,743	60.0%
Female Civilian Unemployed	257	2.4%	2,341	2.9%	4,419	2.3%
Females in Armed Forces	-	-	-	-	10	-
Females Not in Labor Force	4,136	38.3%	31,467	39.2%	72,145	37.7%
Unemployment Rate	563	2.7%	4,578	2.9%	9,548	2.6%
<b>Occupation (2019)</b>						
Occupation Population Age 16 Years or Over	13,570		101,535		247,997	
Occupation Total Males	7,176	52.9%	55,139	54.3%	133,255	53.7%
Occupation Total Females	6,394	47.1%	46,396	45.7%	114,743	46.3%
Management, Business, Financial Operations	1,438	10.6%	10,110	10.0%	29,067	11.7%
Professional, Related	1,961	14.5%	15,297	15.1%	45,486	18.3%
Service	3,398	25.0%	25,788	25.4%	56,168	22.6%
Sales, Office	3,190	23.5%	23,825	23.5%	59,066	23.8%
Farming, Fishing, Forestry	10	-	129	0.1%	265	0.1%
Construction, Extraction, Maintenance	1,584	11.7%	13,822	13.6%	28,111	11.3%
Production, Transport, Material Moving	1,988	14.6%	12,563	12.4%	29,835	12.0%
White Collar Workers	6,590	48.6%	49,232	48.5%	133,619	53.9%
Blue Collar Workers	6,980	51.4%	52,302	51.5%	114,379	46.1%

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Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 29.6773/-95.5982

RFULL9

## 12450 Bissonnet St

Houston, TX 77099

1 mi radius

3 mi radius

5 mi radius

### Units In Structure (2019)

	1 mi radius		3 mi radius		5 mi radius	
Total Units	7,621		60,232		153,148	
1 Detached Unit	4,991	65.5%	34,928	58.0%	83,893	54.8%
1 Attached Unit	782	10.3%	3,581	5.9%	7,886	5.1%
2 Units	101	1.3%	706	1.2%	1,642	1.1%
3 to 4 Units	322	4.2%	2,382	4.0%	6,090	4.0%
5 to 9 Units	614	8.1%	5,844	9.7%	14,605	9.5%
10 to 19 Units	1,092	14.3%	11,534	19.1%	32,760	21.4%
20 to 49 Units	211	2.8%	2,809	4.7%	10,300	6.7%
50 or More Units	409	5.4%	5,006	8.3%	14,644	9.6%
Mobile Home or Trailer	86	1.1%	929	1.5%	2,474	1.6%
Other Structure	-	-	9	-	66	-

### Homes Built By Year (2019)

Homes Built 2014 or later	290	3.2%	2,058	2.9%	6,263	3.5%
Homes Built 2010 to 2013	127	1.4%	1,717	2.4%	5,222	2.9%
Homes Built 2000 to 2009	863	9.6%	9,131	13.0%	24,380	13.5%
Homes Built 1990 to 1999	589	6.6%	8,795	12.5%	25,535	14.2%
Homes Built 1980 to 1989	2,638	29.4%	18,718	26.7%	46,722	26.0%
Homes Built 1970 to 1979	3,037	33.9%	20,126	28.7%	46,971	26.1%
Homes Built 1960 to 1969	701	7.8%	4,486	6.4%	12,048	6.7%
Homes Built 1950 to 1959	207	2.3%	1,506	2.1%	3,911	2.2%
Homes Built 1940 to 1949	92	1.0%	568	0.8%	1,669	0.9%
Homes Built Before 1939	65	0.7%	623	0.9%	1,639	0.9%
Median Age of Homes	33.2 yrs		31.0 yrs		30.5 yrs	

### Home Values (2019)

Owner Specified Housing Units	4,203		28,432		69,474	
Home Values \$1,000,000 or More	28	0.7%	173	0.6%	565	0.8%
Home Values \$750,000 to \$999,999	28	0.7%	182	0.6%	914	1.3%
Home Values \$500,000 to \$749,999	74	1.8%	512	1.8%	2,138	3.1%
Home Values \$400,000 to \$499,999	69	1.6%	666	2.3%	2,322	3.3%
Home Values \$300,000 to \$399,999	143	3.4%	1,676	5.9%	5,954	8.6%
Home Values \$250,000 to \$299,999	136	3.2%	2,418	8.5%	6,696	9.6%
Home Values \$200,000 to \$249,999	273	6.5%	2,802	9.9%	8,387	12.1%
Home Values \$175,000 to \$199,999	151	3.6%	2,020	7.1%	6,059	8.7%
Home Values \$150,000 to \$174,999	486	11.6%	3,298	11.6%	8,850	12.7%
Home Values \$125,000 to \$149,999	622	14.8%	4,090	14.4%	9,385	13.5%
Home Values \$100,000 to \$124,999	1,034	24.6%	5,184	18.2%	10,170	14.6%
Home Values \$90,000 to \$99,999	350	8.3%	1,903	6.7%	3,620	5.2%
Home Values \$80,000 to \$89,999	294	7.0%	1,762	6.2%	3,044	4.4%
Home Values \$70,000 to \$79,999	296	7.0%	1,097	3.9%	1,730	2.5%
Home Values \$60,000 to \$69,999	159	3.8%	795	2.8%	1,552	2.2%
Home Values \$50,000 to \$59,999	44	1.0%	449	1.6%	869	1.3%
Home Values \$35,000 to \$49,999	157	3.7%	520	1.8%	980	1.4%
Home Values \$25,000 to \$34,999	18	0.4%	413	1.5%	743	1.1%
Home Values \$10,000 to \$24,999	36	0.9%	609	2.1%	1,067	1.5%
Home Values Under \$10,000	14	0.3%	130	0.5%	375	0.5%
Owner-Occupied Median Home Value	\$120,987		\$146,343		\$176,516	
Renter-Occupied Median Rent	\$821		\$829		\$874	

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Lat/Lon: 29.6773/-95.5982

RFULL9

## 12450 Bissonnet St

### Houston, TX 77099

#### Total Annual Consumer Expenditure (2019)

	1 mi radius	3 mi radius	5 mi radius
Total Household Expenditure	\$428.24 M	\$3.36 B	\$9.55 B
Total Non-Retail Expenditure	\$224.99 M	\$1.77 B	\$5.04 B
Total Retail Expenditure	\$203.25 M	\$1.59 B	\$4.51 B
Apparel	\$15.1 M	\$118.74 M	\$338.04 M
Contributions	\$12.97 M	\$102.45 M	\$299.54 M
Education	\$11.7 M	\$94.48 M	\$278.83 M
Entertainment	\$23.62 M	\$185.44 M	\$531.52 M
Food and Beverages	\$64.3 M	\$503.64 M	\$1.42 B
Furnishings and Equipment	\$14.67 M	\$115.11 M	\$329.9 M
Gifts	\$9.67 M	\$76.82 M	\$226.38 M
Health Care	\$36.48 M	\$284.6 M	\$802.87 M
Household Operations	\$16.41 M	\$129.16 M	\$369.97 M
Miscellaneous Expenses	\$7.95 M	\$62.54 M	\$178.85 M
Personal Care	\$5.72 M	\$44.92 M	\$127.83 M
Personal Insurance	\$2.81 M	\$22.12 M	\$64.24 M
Reading	\$904.78 K	\$7.11 M	\$20.42 M
Shelter	\$91.05 M	\$716.98 M	\$2.04 B
Tobacco	\$2.91 M	\$22.65 M	\$61.91 M
Transportation	\$78.9 M	\$615.17 M	\$1.74 B
Utilities	\$33.1 M	\$258.12 M	\$719.76 M

#### Monthly Household Consumer Expenditure (2019)

	1 mi radius	3 mi radius	5 mi radius
Total Household Expenditure	\$4,146	\$4,134	\$4,564
Total Non-Retail Expenditure	\$2,178 52.5%	\$2,178 52.7%	\$2,410 52.8%
Total Retail Expenditures	\$1,968 47.5%	\$1,957 47.3%	\$2,154 47.2%
Apparel	\$146 3.5%	\$146 3.5%	\$162 3.5%
Contributions	\$126 3.0%	\$126 3.0%	\$143 3.1%
Education	\$113 2.7%	\$116 2.8%	\$133 2.9%
Entertainment	\$229 5.5%	\$228 5.5%	\$254 5.6%
Food and Beverages	\$622 15.0%	\$620 15.0%	\$679 14.9%
Furnishings and Equipment	\$142 3.4%	\$142 3.4%	\$158 3.5%
Gifts	\$94 2.3%	\$95 2.3%	\$108 2.4%
Health Care	\$353 8.5%	\$350 8.5%	\$384 8.4%
Household Operations	\$159 3.8%	\$159 3.8%	\$177 3.9%
Miscellaneous Expenses	\$77 1.9%	\$77 1.9%	\$85 1.9%
Personal Care	\$55 1.3%	\$55 1.3%	\$61 1.3%
Personal Insurance	\$27 0.7%	\$27 0.7%	\$31 0.7%
Reading	\$9 0.2%	\$9 0.2%	\$10 0.2%
Shelter	\$881 21.3%	\$882 21.3%	\$974 21.3%
Tobacco	\$28 0.7%	\$28 0.7%	\$30 0.6%
Transportation	\$764 18.4%	\$757 18.3%	\$832 18.2%
Utilities	\$320 7.7%	\$318 7.7%	\$344 7.5%

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## Information About Brokerage Services

*Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.*

### TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

### A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

### A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - that the owner will accept a price less than the written asking price;
  - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

### TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

**LICENSE HOLDER CONTACT INFORMATION:** This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

<b>AFC REALTY LLC</b>	<b>9003354</b>	<b>shawnackerman@henrysmiller.com</b>	<b>(713)626-2828</b>
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
<b>SHAWN ACKERMAN</b>	<b>462530</b>	<b>shawnackerman@henrysmiller.com</b>	<b>(713)386-1088</b>
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone

\_\_\_\_\_  
Buyer/Tenant/Seller/Landlord Initials

\_\_\_\_\_  
Date

**Regulated by the Texas Real Estate Commission**

TAR-2501

Henry S Miller, 9434 Katy Freeway #180 Houston, TX 77055  
Sam Chang

**Information available at [www.trec.texas.gov](http://www.trec.texas.gov)**

IABS 1-0 Date

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