



VILLAGE PLAZA AT BUNKER HILL

I-10 at Bunker Hill Rd, Houston, TX

Village Plaza at Bunker Hill is located in a strong, revitalizing regional retail node. The center is in a highly visible location and has a strong lineup of anchors. A diverse array of shop space and restaurants is a magnet for the strong daytime population in the area and an excellent traffic generator into the center.

**WEINGARTEN
REALTY®**

PROPERTY SIZE 491,687 SQ. FT.

LAT/LONG 29.78617 N, -95.53348 W

TRAFFIC COUNTS I-10 & BUNKER HILL RD - 280,906

CONTACT

Ali Webre

Leasing Agent
p 713.868.6550
awebre@weingarten.com

Anthony Blunsen

Property Manager
p 713.866.6879
ablunsen@weingarten.com



This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended for use as a reference only.

TENANT LIST

A0A	Massage Envy	3,460 SF	G0E	Skin 101	3,243 SF		Immediate Care	
A0C	European Wax Center	1,440 SF	G0G	Great Clips	1,200 SF	J0A	Ideal Image	2,200 SF
A0D	Modern Acupuncture	1,178 SF	G0H	Memorial Tailors	1,800 SF	J0B	Soho Nail Lounge	1,600 SF
A0E	Which Wich?	1,580 SF	G0K	Crumbl Cookies	1,500 SF	J0C	SHI Salon	1,200 SF
A0G	Panda Express	2,320 SF	G0N	Sacred Heart Emergency Center	7,159 SF	J0D	Everest Dental	1,120 SF
B0A	Mattress Firm	4,500 SF	G0T	Bora Bora Nails	3,441 SF	J0E	Pearle Vision	1,600 SF
B0E	FedEx	2,500 SF	G0V	Freebirds World Burrito	2,600 SF	J0F	The Paleta Bar	1,200 SF
B0G	Five Guys Burgers & Fries	3,000 SF	H0A	First Watch	3,696 SF	J0H	T-Mobile	3,079 SF
C0A	Genghis Grill	3,750 SF	H0C	GNC	1,300 SF	K0A	Warehouse Pool Supply	5,200 SF
C0E	Denny's	4,200 SF	H0D	Mathnasium	1,604 SF	K0F	MOD Pizza	2,800 SF
D0A	Today's Vision	2,500 SF	H0H	Sinada Dental	3,046 SF	M0D	Nordstrom Rack	30,357 SF
D0C	Bunker Hill Pediatric Dentist	2,500 SF	H0J	Amazing Lash Studio	2,179 SF	M0F	PetSmart	27,489 SF
D0E	Sharetea	1,300 SF	H0K	The Joint Chiropractic	1,200 SF	M0H	Sam Moon Trading Co.	30,000 SF
D0F	Any Lab Test Now	1,200 SF	H0L	Jimmy John's Gourmet Sandwiches	1,533 SF	M0J	Ross Dress for Less	26,496 SF
D0G	El Rey	2,500 SF	H0M	Woody's	1,204 SF	M0M	Burlington	40,000 SF
E0A	Schlotzsky's	2,503 SF	H0P	TN Nails-Beautiful Spa	1,200 SF	M0S	Academy Sports & Outdoors	86,120 SF
E0C	Marble Slab Creamery	1,800 SF	H0R	ENTRUST	3,003 SF	N0A	HEB Grocer	127,983 SF
E0E	Magenta Health	3,640 SF				ROA	HEB Fuel	2,860 SF
G0A	Chuy's	5,800 SF				ROC	Olive Garden	7,803 SF

This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended for use as a reference only.

Ali Webre
www.weingarten.com

awebre@weingarten.com
713.868.6550

INFORMATION ABOUT BROKERAGE SERVICES

Texas law requires all real estate license holders 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 on 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 listening 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.

Weingarten Realty Investors

Licensed Broker /Broker Firm Name or Primary Assumed Business Name

9006271

License No.

Email

713-866-6000

Phone

Patrick Manchi

Designated Broker of Firm

338804

License No.

pmanchi@weingarten.com

Email

713-866-6907

Phone

Patrick Manchi

Licensed Supervisor of Sales Agent/ Associate

338804

License No.

pmanchi@weingarten.com

Email

713-866-6907

Phone

Sales Agent/Associate's Name

License No.

Email

Phone

Buyer/Tenant/Seller/Landlord Initials

Date