



Webster Plaza

528 W Bay Area Blvd, Webster, TX 77598

(713)526-300

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AVAILABLE SPACE

- 1,500 SF

BASE RENTAL RATE

Negotiable

NNN (CAM, PROPERTY TAXES & INSURANCE)**TI ALLOWANCE**

Negotiable

PARKING RATIO

8.6 Spaces Per 1,000 Square Feet

CENTER SIZE

23,820 Square Feet

SPACE DIMENSIONS

Upon Request

ZONING

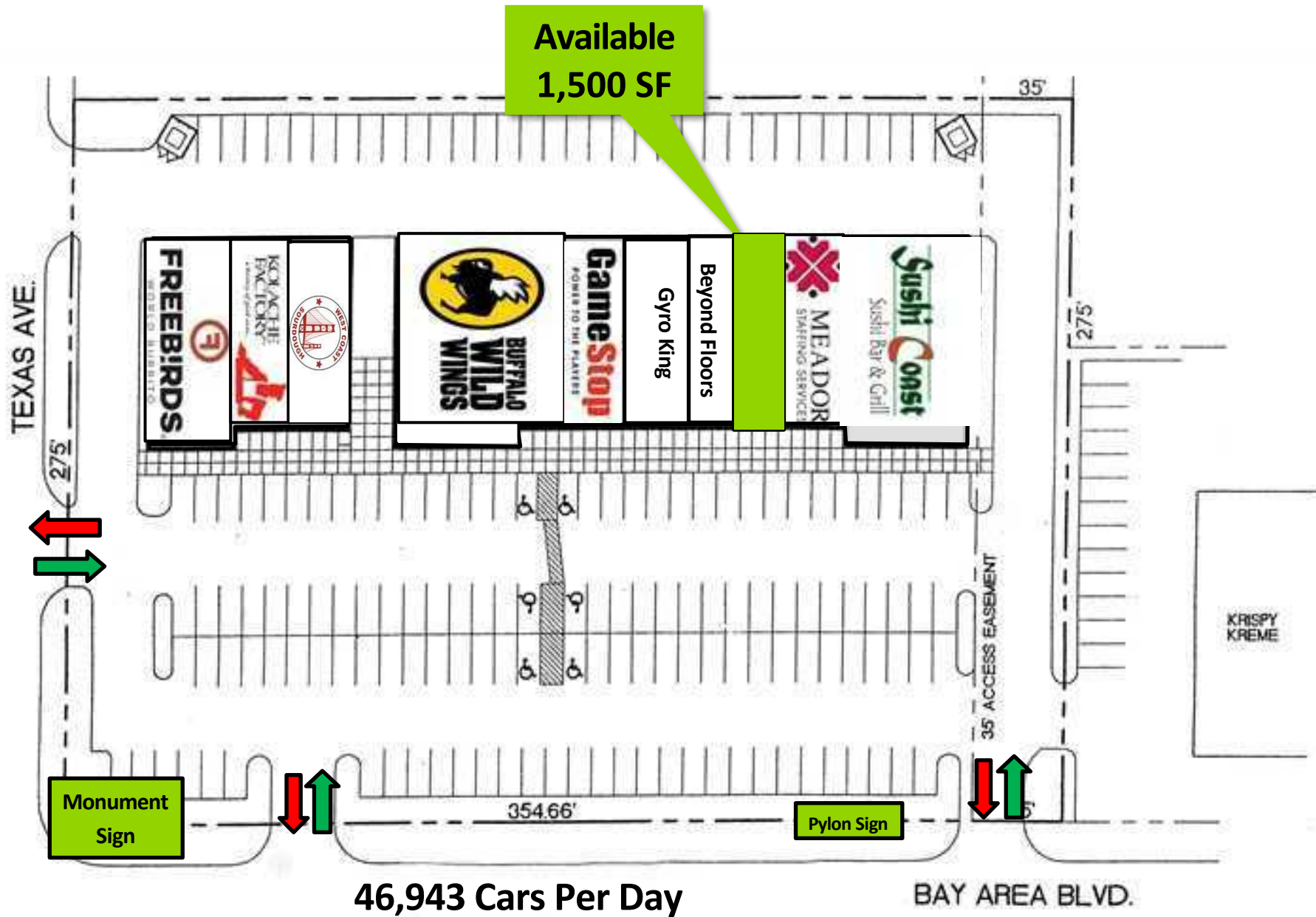
General Commercial

PERMITTING THROUGH

City of Webster

**LOCATION**

- Population Density: 191,880 (within a 5-mile radius)
- Average HH Income: \$88,491 (within a 3-mile radius)
- Average home price: \$ 202,483
- Located at the NEC of Bay Area Boulevard and Texas Avenue, and is less than 1/2 mile east of the Gulf Freeway
- Total Daytime at Home Population: 54,038 (within a 3-mile radius)
- Total Employees: 78,373 (within a 3-mile radius)





Webster Shopping Center

528 W Bay Area Blvd, Webster, Texas 77598



LOWE'S

BROOKDALE
— SENIOR LIVING SOLUTIONS —

Hilton
Garden Inn

HOME2
SUITES BY HILTON

STAYBRIDGE
SUITES

extended
STAYAMERICA

WEBSTER
SHOPPING CENTER

LAQUINTA
INN & SUITES

Hampton
Inn

CARRABBA'S
ITALIAN GRILL

BLACK ⚡ ROCK
COFFEE BAR

Bojangles







2020 Demographics	1- MI	3-MI	5-MI
Total Population	8,712	80,697	191,880
Growth 2010-2020	3.30%	4.76%	11.00%
Growth 2020-2025	2.32%	2.60%	4.54%
Average Household Income	\$72,164	\$88,491	\$107,472
Median Household Income	\$59,527	\$66,843	\$83,621
Total Daytime Population	37,397	132,411	255,738
-Daytime at Home Population	11,388	54,038	136,428
-Daytime Employees	26,009	78,373	119,310

(Accessed from Costar.com 2020)

