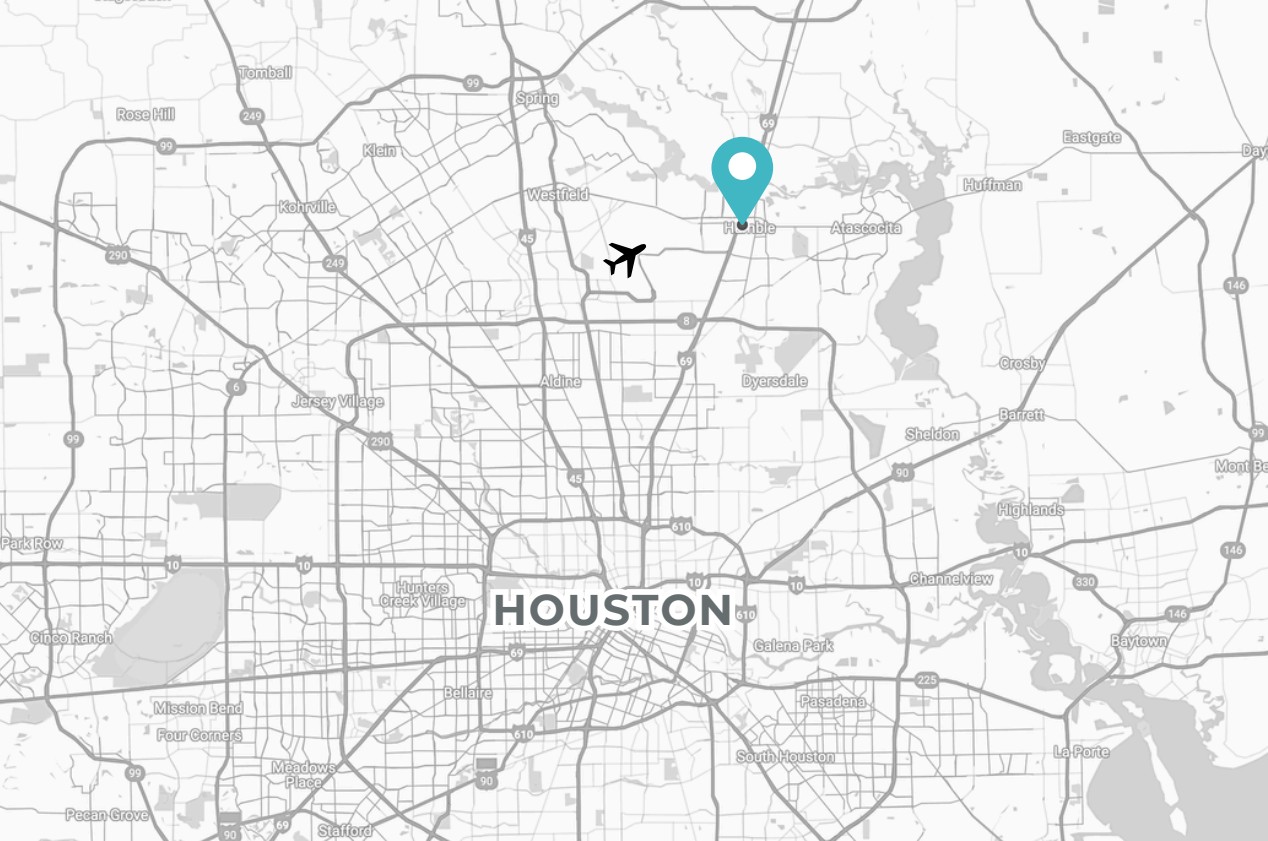




**FOR LEASE** | ± 1,015 - 2,315 SF

**DEERBROOK CROSSING | HUMBLE RETAIL**

 262 Farm to Market 1960 Bypass Rd E, Humble, TX 77338



# LOCATION

## HIGH-VISIBILITY CORNER

PREMIER HUMBLE LOCATION WITH DIRECT ACCESS TO ATASCOCITA AND BUSH AIRPORT (10 MIN).

## ANCHORED BY TOP RETAILERS

JOIN GORDON FOOD SERVICES, HARBOR FREIGHT, WALGREENS, AND MORE.

## IN THE HEART OF HUMBLE

SURROUNDED BY DENSE RETAIL AND ROOFTOPS IN A HIGH-TRAFFIC GROWTH CORRIDOR.

## DEMOGRAPHICS

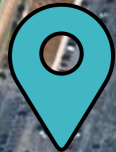
	1 MILE	3 MILES	5 MILES
<b>POPULATION:</b>	5,654	42,136	138,614
<b>HOUSEHOLDS:</b>	2,184	14,133	46,367
<b>HH INCOME:</b>	\$51,417	\$68,973	\$87,769

## TRAFFIC COUNTS:

Hwy 59 HOV + Freeway: **599,843**  
 FM 1960 E: **75,832**  
 Bender Avenue @ 1st Street: **30,110**  
 Bender Avenue @ FM 1960: **20,200**



**FOR LEASE** | 262 Farm to Market 1960 Bypass Rd E, Humble, TX 77338



N. Bender Ave

FM 1960 Business



FOR LEASE | 262 Farm to Market 1960 Bypass Rd E, Humble, TX 77338

# SITE PLAN

SUITE #	RETAIL	SQ FT
122	O'Reilly's Auto Parts	30,706
124	Chuck E. Cheese's	18,700
140	Brick House Tavern & Tap	8,700
202A-1	Curry House	3,200
202A-2	Supercuts	1,600
202C	Available	1,675
202D	Available	2,315
202E	Country Scrambled Cafe 2	3,547
202F	Team Karate Academy	3,120
212	Planet Fitness	30,539
216	Dollar Tree	21,800
220	Sushi Huya	14,893
224	Furniture Town	24,725
232	GE Appliance Center	13,576
232A	Crazy Hot Buys	10,500
234	Music & Arts (Guitar Center)	2,813
236A	Check N Go	1,400
236B	Available	1,015
238A	Available	1,068
240	Available	1,173
244	Captain Crawfish	3,550
246	Available	1,065
252	CC Beauty	14,076
256	Cosmic Air	20,880
258A	Fast Signs	1,837
258	Available	1,110
260	Pancho's Mexican Buffet	6,000
262	J&T Chiropractic PLLC	3,074





**Pylon Sign with  
Freeway Visibility**



Community Center Retail  
with **1188 Parking Spaces**



**FOR LEASE** | 262 Farm to Market 1960 Bypass Rd E, Humble, TX 77338



# CONTACT INFO

**ZACH MAFRIGE | CHIEF OPERATING OFFICER**

**M:** 713-854-4906 | **E:** zach@dzmi.net

