

For Lease



Hunington

Hunington Properties, Inc.
3773 Richmond Ave., Suite 800
Houston, Texas 77046
713-623-6944
hproperties.com

Beechnut Flex Retail Center

12130 Beechnut Street
Houston, Texas 77072

For Lease



BEECHNUT FLEX RETAIL CENTER

12212 - 12156 Beechnut St. Houston, Texas 77072



PROPERTY INFORMATION

Space Available	1,440 SF 1,440 SF 1,440 SF 2,160 SF 2,880 SF
Rental Rate	\$12.00 PSF
NNN	\$5.00 PSF
Total Sq Ft:	30,240 SF

PROPERTY HIGHLIGHTS

- 30,240 Square Foot Mixed-Use Property
- 2.33 Acre Lot Size
- Frontage in high traffic Beechnut St

AREA RETAILERS

- Versatile retail, office, and industrial flex spaces
- Ideal for a variety of business uses
- Conveniently located on Beechnut Street with excellent access

DEMOGRAPHICS

Population (2025)	1 mi. - 25,051 3 mi. - 214,652 5 mi. - 519,897
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Average Household Income	1 mi. - \$82,483 3 mi. - \$79,458 5 mi. - \$86,119
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Traffic Count	Hwy 90: 66,539 VPD Fondren Rd: 14,188 VPD
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For More Information

Amir Hamed
Associate | Leasing
ahamed@hpiproperties.com

Chris Basave
Junior Associate
chris@hpiproperties.com

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**2,160 SF
SUITE 12138**

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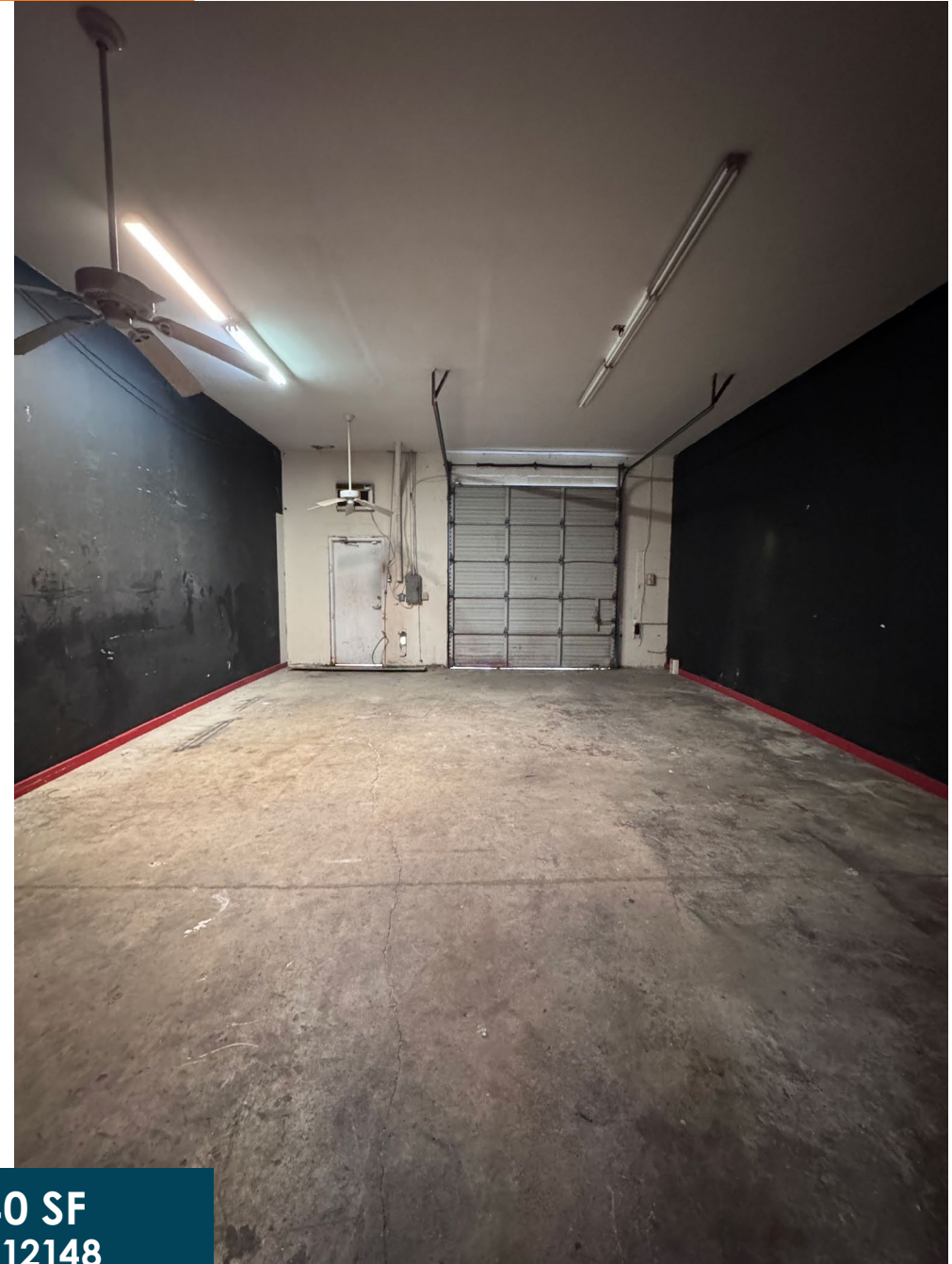


**1,440 SF
SUITE 12146**

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**1,440 SF
SUITE 12148**

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**2,880 SF
SUITE 12152**

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THE GALLERIA
A SIMON MALL



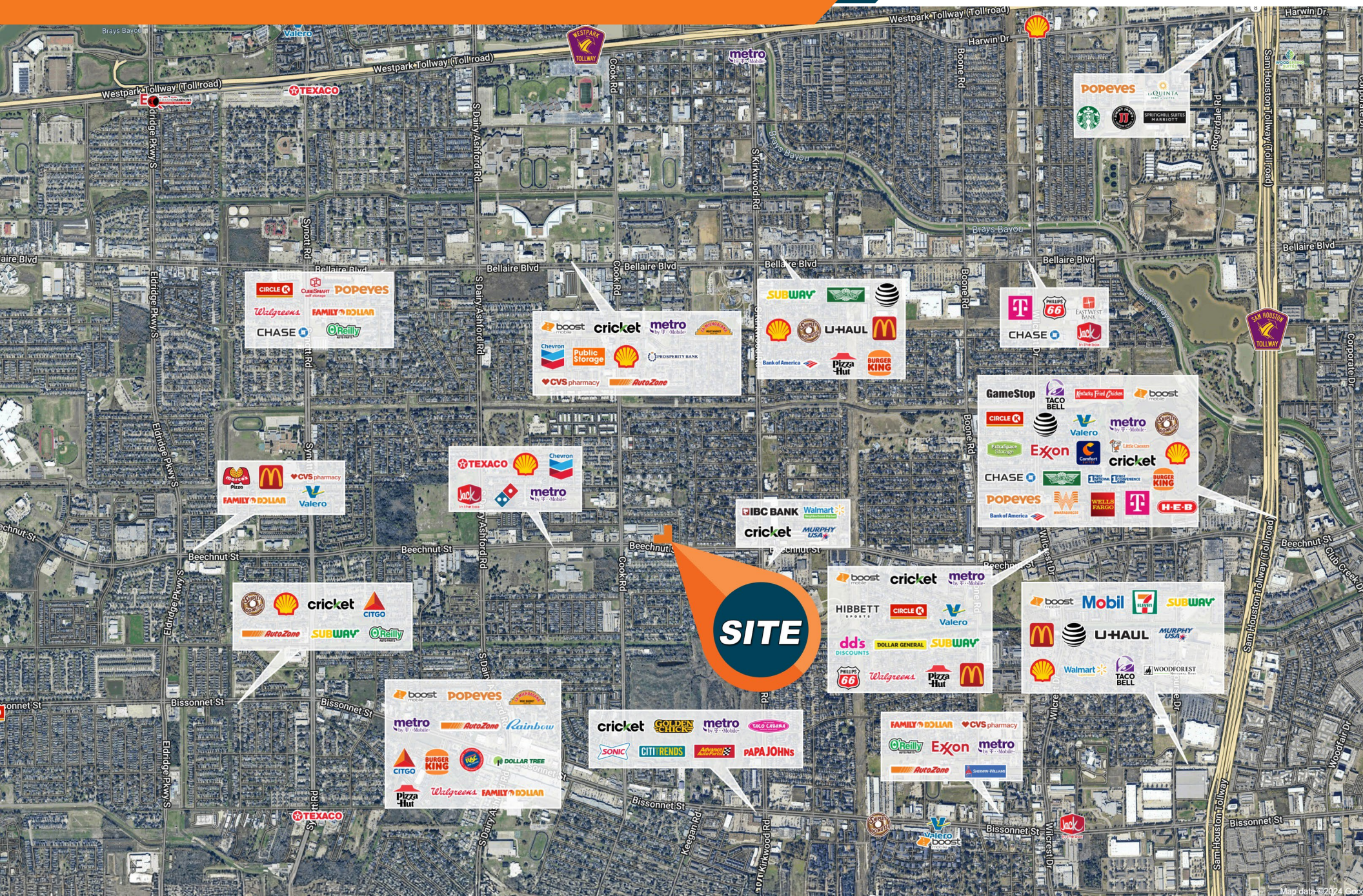
BEECHNUT ST 34,448 VPD

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