

**FOR LEASE**  
1,777 - 5,076 SF

# 10-FEDERAL SHOPPING CENTER

1050 Federal Rd  
Houston, TX 77015



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**JBL**  
ASSET MANAGEMENT

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1050 Federal Rd  
Houston, TX 77015



## AVAILABILITIES

- » 2,415 SF
- » 1,777 SF freestanding restaurant outparcel with drive-thru available
- » 5,076 SF freestanding restaurant outparcel available

## PROPERTY HIGHLIGHTS

- » Easy access and visibility from East Freeway (I-10) with traffic counts of 163,779 AADT
- » Grocery anchored (Sellers Bros.) shopping center with a national tenant mix including dd's Discounts, Harbor Freight, Citi Trends, and Hibbett

## TRAFFIC COUNTS

- » 22,587 AADT on Federal Rd
- » 163,779 AADT on East Fwy

## DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Population:	14,873	80,165	172,533
Households	4,627	25,555	53,812
Average HH Income	\$55,950	\$63,527	\$68,482
Daytime Population	14,212	72,499	167,569

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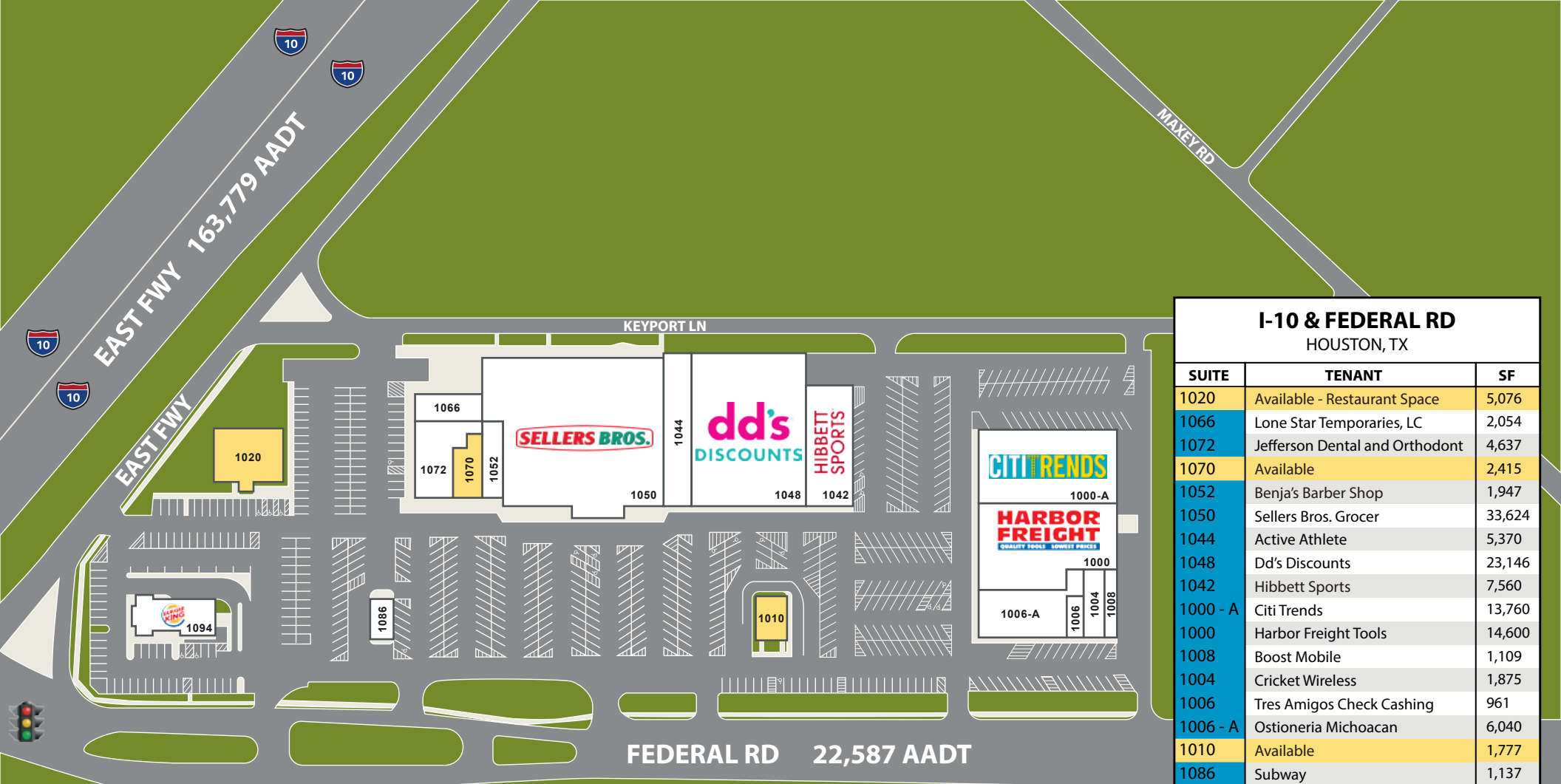


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I-10 & FEDERAL RD HOUSTON, TX		
SUITE	TENANT	SF
1020	Available - Restaurant Space	5,076
1066	Lone Star Temporaries, LC	2,054
1072	Jefferson Dental and Orthodont	4,637
1070	Available	2,415
1052	Benja's Barber Shop	1,947
1050	Sellers Bros. Grocer	33,624
1044	Active Athlete	5,370
1048	Dd's Discounts	23,146
1042	Hibbett Sports	7,560
1000 - A	Citi Trends	13,760
1000	Harbor Freight Tools	14,600
1008	Boost Mobile	1,109
1004	Cricket Wireless	1,875
1006	Tres Amigos Check Cashing	961
1006 - A	Ostioneria Michoacan	6,040
1010	Available	1,777
1086	Subway	1,137
1094	Burger King	3,875

Available

