

NEW HEIGHTS RETAIL DEVELOPMENT

HARD CORNER- OFF THE HEIGHTS HIKE & BIKE TRAIL

3215 WHITE OAK DRIVE, HOUSTON, TEXAS 77007

PRE-LEASING



Onion Creek

5 KINOKAWA

Montrose Skate Shop

JuiceLand



BLACK SWAN YOGA

Heights Hike & Bike Trail

White Oak Dr

Columbia St



S&P INTERESTS

WWW.SPINTERESTS.COM | Main: 713.766.4500
5353 W. Alabama St., Ste. 602 | Houston, TX 77056

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The information herein has been obtained from sources believed reliable, however, S & P Interests, LLC does not guarantee, warranty or make any representations to the completeness or accuracy thereof. The information pertaining to this property is subject to errors, omissions, change of price, or conditions, prior to sale or lease, or the withdrawal of this offer without notice.

PROPERTY OVERVIEW



ADDRESS

3215 White Oak Drive, Houston, Texas 77007



AVAILABLE

±3,137 SF For Lease



POPULATION

192,464 within 3 miles



PARKING

10/1,000 SF Ratio



AVERAGE HH INCOME

\$166,662 within 1 mile



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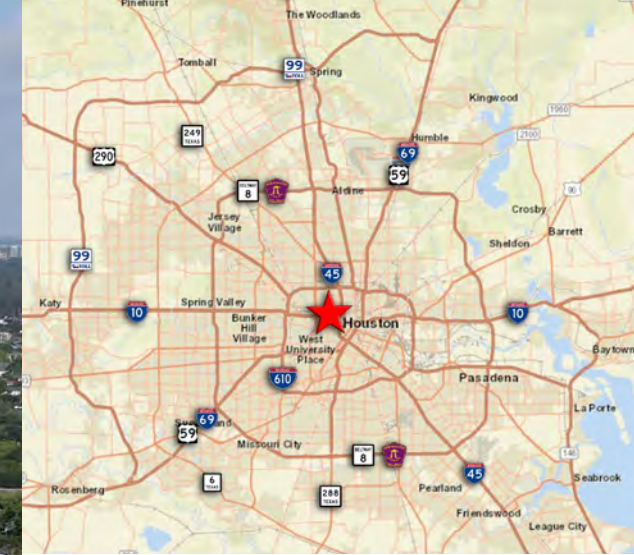
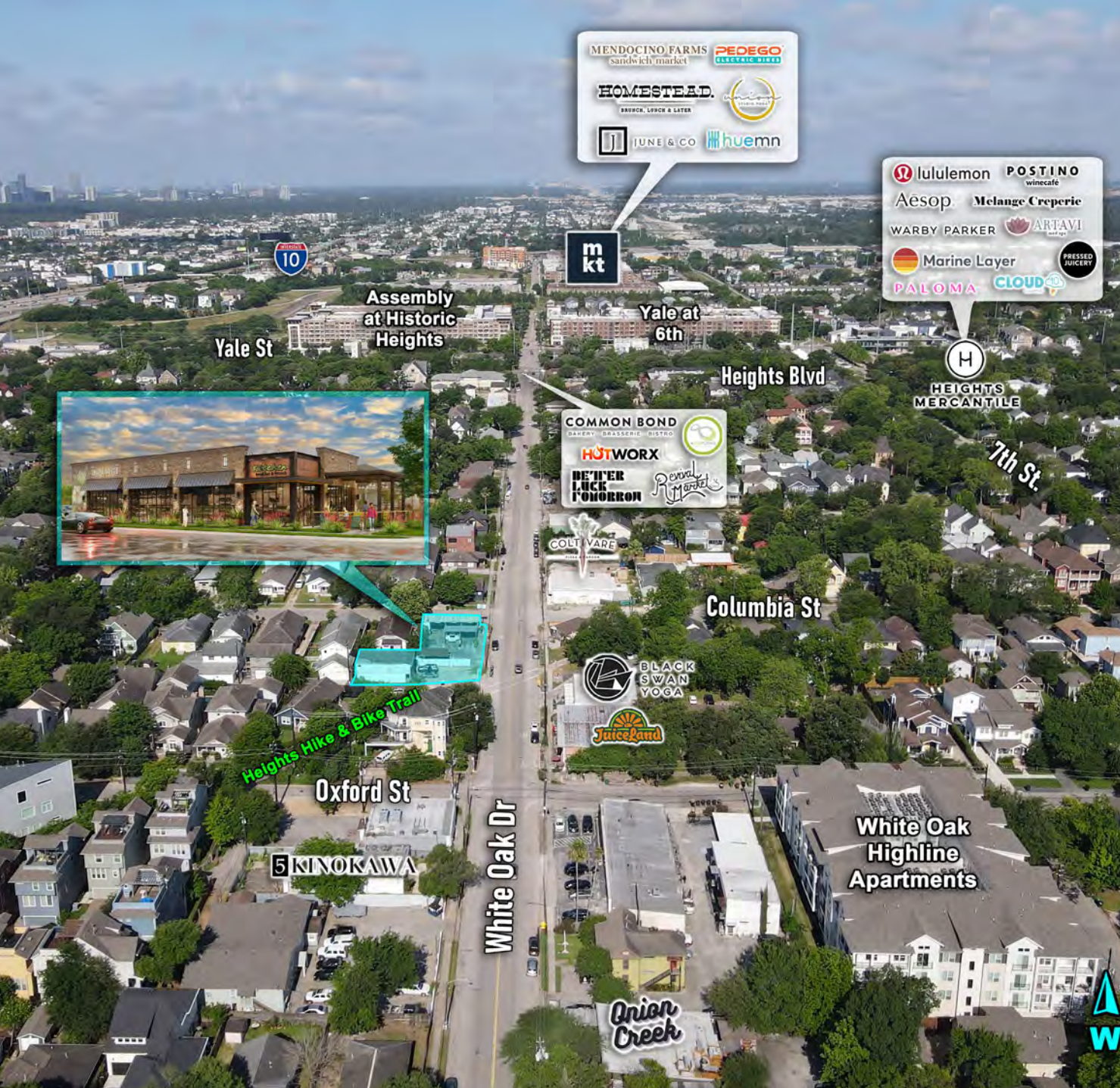
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PROPERTY FEATURES:

- New Retail Development
- 3,137 sq ft available for lease
- Hard corner of Columbia and White Oak Drive
- Adjacent to Heights Hike and Bike Trail
- Parking Ratio: 10/1000 SF
- Call for pricing

DEMOGRAPHIC SUMMARY:

Radius	1 Mile	3 Mile	5 Mile
2021 Population	23,667	192,464	447,810
2026 Population Est.	25,397	204,212	468,973
Daytime Population	22,278	322,599	734,170
Average HH Income	\$166,662	\$153,779	\$135,944

TRAFFIC COUNTS:

White Oak Drive: 5,505 VPD
(Kalibrate 2022)

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NOW PRE-LEASING

3215 WHITE OAK DRIVE, HOUSTON, TEXAS 77007



HEIGHTS MERCANTILE
lululemon POSTINO
Aesop Melange Creperie
WARBY PARKER ARTAVI
Marine Layer
PALOMA CLOUD

RUSSCO'S
ume
TACO ACADIA
Pho Binh
Santitas
Quin Creek

RITUAL

MENDOCINO FARMS
HOMESTEAD
JUNE & CO
huemn

SITE

House of Hoops BBQ

WORLD MARKET
Guitar Center

LA FITNESS
SPROUTS FARMERS MARKET
Walmart

Kroger
Total Wine & More
ULTA

Staples
TARGET
PETSMART

Rice Military

Downtown

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	1 mile	3 miles	5 miles
Population Summary			
2010 Total Population	16,566	153,395	377,478
2020 Total Population	21,062	181,861	428,770
2020 Group Quarters	67	10,669	21,115
2022 Total Population	23,667	192,464	447,810
2022 Group Quarters	70	10,684	21,115
2027 Total Population	25,397	204,212	468,673
2022-2027 Annual Rate	1.42%	1.19%	0.91%
2022 Total Daytime Population	22,278	322,599	734,170
Workers	14,296	255,725	538,808
Residents	7,982	66,874	195,362
Household Summary			
2010 Households	8,590	67,566	159,934
2010 Average Household Size	1.92	2.06	2.22
2020 Total Households	11,103	87,217	193,630
2020 Average Household Size	1.89	1.96	2.11
2022 Households	12,660	92,786	203,115
2022 Average Household Size	1.86	1.96	2.10
2027 Households	13,720	99,230	214,254
2027 Average Household Size	1.85	1.95	2.09
2022-2027 Annual Rate	1.62%	1.35%	1.07%
2010 Families	3,487	29,408	78,049
2010 Average Family Size	2.79	2.99	3.14
2022 Families	4,696	36,549	90,137
2022 Average Family Size	2.88	2.96	3.09
2027 Families	5,069	39,103	94,952
2027 Average Family Size	2.83	2.92	3.06
2022-2027 Annual Rate	1.54%	1.36%	1.05%
Housing Unit Summary			
2000 Housing Units	7,711	62,544	160,217
Owner Occupied Housing Units	41.0%	38.1%	38.9%
Renter Occupied Housing Units	48.8%	50.5%	50.5%
Vacant Housing Units	10.2%	11.5%	10.6%
2010 Housing Units	9,536	76,372	185,487
Owner Occupied Housing Units	44.3%	42.6%	39.2%
Renter Occupied Housing Units	45.8%	45.9%	47.0%
Vacant Housing Units	9.9%	11.5%	13.8%
2020 Housing Units	12,713	98,033	219,335
Vacant Housing Units	12.7%	11.0%	11.7%
2022 Housing Units	14,134	105,340	232,258
Owner Occupied Housing Units	40.9%	40.8%	38.3%
Renter Occupied Housing Units	48.7%	47.3%	49.2%
Vacant Housing Units	10.4%	11.9%	12.5%
2027 Housing Units	15,420	113,288	246,894
Owner Occupied Housing Units	38.9%	39.3%	37.5%
Renter Occupied Housing Units	50.0%	48.3%	49.3%
Vacant Housing Units	11.0%	12.4%	13.2%
Median Household Income			
2022	\$114,460	\$103,794	\$83,623
2027	\$132,746	\$117,546	\$99,790
Median Home Value			
2022	\$484,277	\$427,312	\$401,690
2027	\$486,968	\$449,992	\$434,311
Per Capita Income			
2022	\$88,511	\$74,946	\$61,998
2027	\$100,420	\$84,518	\$70,499
Median Age			
2010	35.1	34.8	34.6
2022	36.9	36.9	36.7
2027	35.9	37.0	37.0
2022 Households by Income			
Household Income Base	12,660	92,786	203,115
<\$15,000	4.3%	6.7%	9.6%
\$15,000 - \$24,999	3.8%	5.0%	6.8%
\$25,000 - \$34,999	2.9%	4.5%	6.2%
\$35,000 - \$49,999	6.0%	7.2%	8.7%
\$50,000 - \$74,999	14.8%	13.4%	14.3%
\$75,000 - \$99,999	11.7%	11.4%	10.6%
\$100,000 - \$149,999	17.2%	17.1%	14.8%
\$150,000 - \$199,999	13.5%	12.5%	10.3%
\$200,000+	25.8%	22.2%	18.6%
Average Household Income	\$166,662	\$153,779	\$135,944

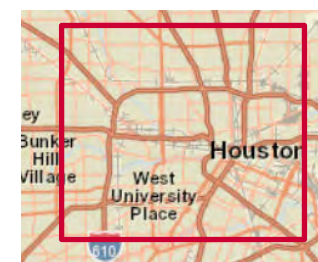
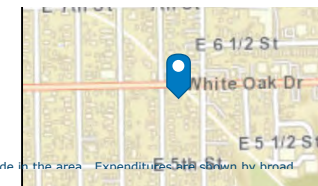
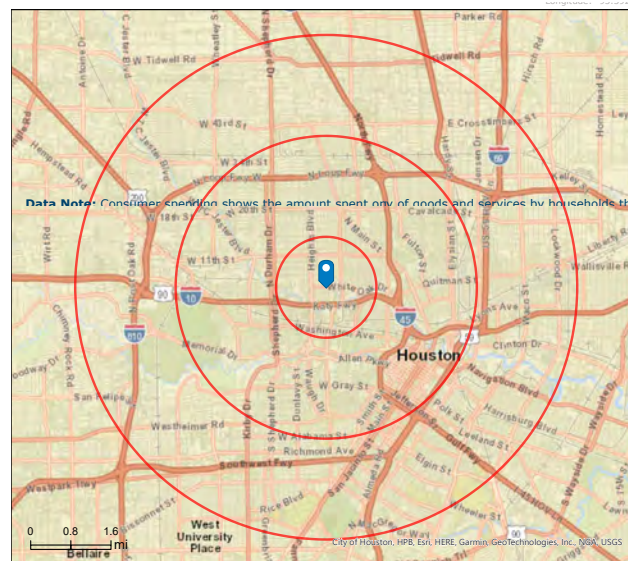
	1 mile	3 miles	5 miles
2027 Households by Income			
Household Income Base	13,720	99,230	214,254
<\$15,000	2.6%	4.5%	7.0%
\$15,000 - \$24,999	2.2%	3.3%	5.0%
\$25,000 - \$34,999	1.5%	3.3%	5.0%
\$35,000 - \$49,999	3.4%	5.5%	7.4%
\$50,000 - \$74,999	13.6%	12.7%	14.2%
\$75,000 - \$99,999	13.1%	12.3%	11.4%
\$100,000 - \$149,999	18.4%	18.9%	16.6%
\$150,000 - \$199,999	17.3%	15.9%	13.3%
\$200,000+	27.8%	23.7%	20.0%
Average Household Income	\$187,595	\$172,324	\$153,526
2022 Owner Occupied Housing Units by Value			
Total	5,781	42,947	88,935
<\$50,000	0.2%	0.5%	2.6%
\$50,000 - \$99,999	0.7%	1.5%	5.4%
\$100,000 - \$149,999	0.2%	1.0%	3.3%
\$150,000 - \$199,999	0.7%	2.7%	4.4%
\$200,000 - \$249,999	2.5%	6.0%	6.3%
\$250,000 - \$299,999	4.0%	7.3%	7.8%
\$300,000 - \$399,999	21.3%	25.0%	20.0%
\$400,000 - \$499,999	24.1%	21.5%	16.0%
\$500,000 - \$749,999	28.8%	23.0%	18.5%
\$750,000 - \$999,999	9.8%	5.8%	7.2%
\$1,000,000 - \$1,499,999	6.6%	2.9%	3.3%
\$1,500,000 - \$1,999,999	0.7%	1.4%	2.7%
\$2,000,000 +	0.4%	1.3%	2.6%
Average Home Value	\$569,875	\$509,230	\$518,978
2027 Owner Occupied Housing Units by Value			
Total	6,006	44,557	92,480
<\$50,000	0.0%	0.0%	0.7%
\$50,000 - \$99,999	0.0%	0.0%	1.5%
\$100,000 - \$149,999	0.0%	0.1%	1.6%
\$150,000 - \$199,999	0.1%	1.2%	4.6%
\$200,000 - \$249,999	1.1%	3.5%	5.7%
\$250,000 - \$299,999	2.7%	6.1%	7.2%
\$300,000 - \$399,999	20.9%	25.8%	21.8%
\$400,000 - \$499,999	28.9%	26.5%	20.2%
\$500,000 - \$749,999	31.3%	26.1%	21.0%
\$750,000 - \$999,999	8.2%	5.5%	6.8%
\$1,000,000 - \$1,499,999	6.0%	2.7%	4.1%
\$1,500,000 - \$1,999,999	0.6%	1.3%	2.7%
\$2,000,000 +	0.2%	1.1%	2.1%
Average Home Value	\$570,325	\$528,611	\$548,508
2010 Population by Age			
Total	16,565	153,394	377,476
0 - 4	6.2%	5.6%	6.4%
5 - 9	4.3%	4.2%	5.3%
10 - 14	2.8%	3.5%	4.6%
15 - 24	9.4%	12.4%	13.4%
25 - 34	27.1%	24.8%	20.8%
35 - 44	17.6%	16.7%	14.7%
45 - 54	14.2%	14.3%	13.8%
55 - 64	11.1%	10.7%	11.0%
65 - 74	4.5%	4.6%	5.4%
75 - 84	2.0%	2.3%	3.2%
85 +	0.8%	0.9%	1.4%
18 +	85.1%	84.4%	80.6%

	1 mile	3 miles	5 miles
2022 Population by Age			
Total	23,666	192,463	447,812
0 - 4	4.9%	4.7%	5.4%
5 - 9	4.1%	4.3%	5.1%
10 - 14	3.6%	4.0%	4.9%
15 - 24	11.0%	11.0%	12.8%
25 - 34	22.9%	22.3%	18.9%
35 - 44	17.5%	17.4%	15.4%
45 - 54	12.3%	12.5%	11.7%
55 - 64	11.7%	11.3%	11.4%
65 - 74	7.7%	8.0%	8.7%
75 - 84	3.2%	3.4%	4.1%
85 +	1.1%	1.2%	1.6%
18 +	85.4%	84.7%	81.8%
2027 Population by Age			
Total	25,398	204,214	468,672
0 - 4	4.9%	4.8%	5.4%
5 - 9	3.8%	4.1%	4.9%
10 - 14	3.0%	3.7%	4.7%
15 - 24	11.9%	11.6%	13.2%
25 - 34	25.1%	22.3%	18.5%
35 - 44	15.4%	16.6%	15.1%
45 - 54	12.3%	12.5%	11.8%
55 - 64	10.4%	10.3%	10.3%
65 - 74	8.1%	8.5%	9.2%
75 - 84	4.0%	4.3%	5.1%
85 +	1.2%	1.3%	1.7%
18 +	86.5%	85.2%	82.2%
2010 Population by Sex			
Males	8,600	85,434	198,211
Females	7,966	67,961	179,267
2022 Population by Sex			
Males	12,126	103,897	231,336
Females	11,541	88,567	216,473
2027 Population by Sex			
Males	12,929	109,179	240,838
Females	12,468	95,033	227,834
2010 Population by Race/Ethnicity			
Total	16,565	153,395	377,478
White Alone	79.9%	69.4%	61.4%
Black Alone	4.9%	11.5%	18.4%
American Indian Alone	0.6%	0.6%	0.6%
Asian Alone	3.3%	3.4%	3.6%
Pacific Islander Alone	0.1%	0.0%	0.0%
Some Other Race Alone	8.0%	12.3%	13.3%
Two or More Races	3.3%	2.7%	2.8%
Hispanic Origin	28.5%	37.1%	38.2%
Diversity Index	61.6	72.7	77.3
2020 Population by Race/Ethnicity			
Total	21,062	181,861	428,770
White Alone	68.4%	58.3%	48.9%
Black Alone	4.4%	9.9%	15.5%
American Indian Alone	0.4%	0.7%	0.8%
Asian Alone	8.1%	6.8%	6.6%
Pacific Islander Alone	0.0%	0.1%	0.1%
Some Other Race Alone	4.7%	9.5%	13.0%
Two or More Races	13.9%	14.8%	15.0%
Hispanic Origin	18.9%	28.8%	33.1%
Diversity Index	65.5	77.3	82.9
2022 Population by Race/Ethnicity			
Total	23,666	192,464	447,808

	1 mile	3 miles	5 miles
White Alone	66.1%	57.1%	48.0%
Black Alone	4.8%	9.8%	15.4%
American Indian Alone	0.5%	0.7%	0.8%
Asian Alone	8.4%	7.0%	6.7%
Pacific Islander Alone	0.0%	0.1%	0.1%
Some Other Race Alone	5.2%	9.6%	13.2%
Two or More Races	15.1%	15.7%	15.7%
Hispanic Origin	20.2%	29.4%	33.6%
Diversity Index	68.1	78.1	83.3
2027 Population by Race/Ethnicity			
Total	25,397	204,212	468,672
White Alone	62.1%	54.0%	45.3%
Black Alone	5.2%	10.0%	15.5%
American Indian Alone	0.5%	0.7%	0.9%
Asian Alone	9.1%	7.4%	7.1%
Pacific Islander Alone	0.0%	0.1%	0.1%
Some Other Race Alone	5.8%	10.2%	13.8%
Two or More Races	17.2%	17.6%	17.4%
Hispanic Origin	21.7%	30.4%	34.3%
Diversity Index	71.6	79.9	84.4
2010 Population by Relationship and Household			
Total	16,566	153,395	377,478
In Households	99.5%	90.9%	94.2%
In Family Households	60.4%	59.1%	67.0%
Householder	20.9%	19.2%	20.7%
Spouse	15.7%	13.5%	13.7%
Child	18.7%	20.4%	25.4%
2022 Population 25+ by Educational Attainment			
Total	18,097	146,185	321,211
Less than 9th Grade	1.2%	4.3%	6.5%
9th - 12th Grade, No Diploma	1.6%	3.9%	5.5%
High School Graduate	4.9%	9.7%	12.9%
GED/Alternative Credential	0.7%	2.9%	2.7%
Some College, No Degree	10.0%	11.0%	11.6%
Associate Degree	5.0%	4.8%	4.8%
Bachelor's Degree	44.9%	36.6%	31.5%
Graduate/Professional Degree	31.6%	26.9%	24.5%
2022 Population 15+ by Marital Status			
Total	20,698	167,326	378,613
Never Married	42.0%	45.4%	44.3%
Married	47.7%	42.0%	41.9%
Widowed	3.0%	2.9%	4.0%
Divorced	7.3%	9.7%	9.7%
2022 Civilian Population 16+ in Labor Force			
Civilian Population 16+	16,327	121,898	257,117
Population 16+ Employed	97.2%	97.1%	96.1%
Population 16+ Unemployment rate	2.8%	2.9%	3.9%
Population 16-24 Employed	10.9%	10.4%	11.4%
Population 16-24 Unemployment rate	8.2%	6.4%	9.1%
Population 25-54 Employed	71.4%	69.9%	67.1%
Population 25-54 Unemployment rate	1.6%	2.3%	3.1%
Population 55-64 Employed	11.8%	12.9%	13.8%
Population 55-64 Unemployment rate	2.8%	2.8%	3.5%
Population 65+ Employed	5.9%	6.8%	7.6%
Population 65+ Unemployment rate	5.6%	3.9%	3.4%
2022 Employed Population 16+ by Industry			
Total	15,878	118,345	247,098
Agriculture/Mining	6.2%	5.3%	4.0%
Construction	4.7%	6.3%	8.7%
Manufacturing	10.0%	9.1%	8.1%
Wholesale Trade	3.5%	3.7%	3.1%
Retail Trade	4.0%	6.2%	7.2%
Transportation/Utilities	6.6%	5.9%	5.9%
Information	1.5%	1.4%	1.3%
Finance/Insurance/Real Estate	10.2%	9.2%	8.9%
Services	51.8%	50.8%	50.8%
Public Administration	1.4%	2.1%	2.1%

	1 mile	3 miles	5 miles
2022 Employed Population 16+ by Occupation			
Total	15,877	118,346	247,098
White Collar	84.8%	80.3%	73.4%
Management/Business/Financial	30.2%	30.7%	26.1%
Professional	39.7%	33.9%	30.8%
Sales	8.1%	8.6%	9.0%
Administrative Support	6.8%	7.0%	7.4%
Services	5.8%	9.0%	10.8%
Blue Collar	9.4%	10.8%	15.8%
Farming/Forestry/Fishing	0.0%	0.0%	0.1%
Construction/Extraction	2.6%	3.4%	6.0%
Installation/Maintenance/Repair	1.2%	1.0%	1.3%
Production	2.1%	2.5%	3.0%
Transportation/Material Moving	3.4%	3.8%	5.5%
2010 Households by Type			
Total	8,589	67,564	159,927
Households with 1 Person	45.0%	43.3%	40.5%
Households with 2+ People	55.0%	56.7%	59.5%
Family Households	40.6%	43.5%	48.8%
Husband-wife Families	30.5%	30.7%	32.4%
With Related Children	12.1%	11.8%	13.8%
Other Family (No Spouse Present)	10.1%	12.8%	16.4%
Other Family with Male Householder	3.6%	4.1%	4.8%
With Related Children	1.6%	1.8%	2.2%
Other Family with Female Householder	6.6%	8.7%	11.7%
With Related Children	3.6%	5.1%	7.1%
Nonfamily Households	14.4%	13.2%	10.7%
All Households with Children	17.5%	19.0%	23.3%
Multigenerational Households	1.8%	3.0%	4.0%
Unmarried Partner Households	8.7%	8.6%	7.6%
Male-female	5.8%	6.0%	5.7%
Same-sex	2.9%	2.6%	1.9%
2010 Households by Size			
Total	8,591	67,565	159,933
1 Person Household	45.0%	43.3%	40.5%
2 Person Household	33.4%	32.7%	30.7%
3 Person Household	11.6%	11.2%	11.9%
4 Person Household	6.1%	6.5%	8.2%
5 Person Household	2.1%	3.2%	4.4%
6 Person Household	1.0%	1.7%	2.3%
7 + Person Household	0.7%	1.5%	2.0%
2010 Households by Tenure and Mortgage Status			
Total	8,587	67,567	159,936
Owner Occupied	49.2%	48.2%	45.5%
Owned with a Mortgage/Loan	37.6%	34.3%	29.0%
Owned Free and Clear	11.6%	13.9%	16.5%
Renter Occupied	50.8%	51.8%	54.5%
2022 Affordability, Mortgage and Wealth			
Housing Affordability Index	95	100	86
Percent of Income for Mortgage	22.3%	21.7%	25.3%
Wealth Index	124	117	110
2010 Housing Units By Urban/ Rural Status			
Total Housing Units	9,536	76,372	185,487
Housing Units Inside Urbanized Area	100.0%	100.0%	100.0%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.0%	0.0%	0.0%
2010 Population By Urban/ Rural Status			
Total Population	16,566	153,395	377,478
Population Inside Urbanized Area	100.0%	100.0%	100.0%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.0%	0.0%	0.0%
Top 3 Tapestry Segments			
1.	Metro Renters (3B)	Metro Renters (3B)	Metro Renters (3B)
2.	Emerald City (8B)	Emerald City (8B)	Laptops and Lattes (3A)
3.	Urban Chic (2A)	Laptops and Lattes (3A)	Emerald City (8B)

	1 mile	3 miles	5 miles
2022 Consumer Spending			
Apparel & Services: Total \$	\$50,392,850	\$343,062,343	\$662,666,192
Average Spent	\$3,980.48	\$3,697.35	\$3,262.52
Spending Potential Index	165	153	135
Education: Total \$	\$42,295,533	\$286,993,259	\$543,086,166
Average Spent	\$3,340.88	\$3,093.07	\$2,673.79
Spending Potential Index	170	158	136
Entertainment/Recreation: Total \$	\$71,070,296	\$476,674,436	\$927,680,958
Average Spent	\$5,613.77	\$5,137.35	\$4,567.27
Spending Potential Index	153	140	124
Food at Home: Total \$	\$122,101,228	\$836,074,626	\$1,634,517,718
Average Spent	\$9,644.65	\$9,010.78	\$8,047.25
Spending Potential Index	156	146	130
Food Away from Home: Total \$	\$90,822,470	\$619,343,547	\$1,194,057,438
Average Spent	\$7,173.97	\$6,674.97	\$5,878.73
Spending Potential Index	166	155	136
Health Care: Total \$	\$127,402,717	\$859,893,498	\$1,718,394,445
Average Spent	\$10,063.41	\$9,267.49	\$8,460.20
Spending Potential Index	142	131	119
HH Furnishings & Equipment: Total \$	\$49,774,336	\$335,006,966	\$655,302,094
Average Spent	\$3,931.62	\$3,610.53	\$3,226.26
Spending Potential Index	153	141	126
Personal Care Products & Services: Total \$	\$20,637,092	\$139,778,578	\$271,901,762
Average Spent	\$1,630.10	\$1,506.46	\$1,338.66
Spending Potential Index	160	148	131
Shelter: Total \$	\$485,790,726	\$3,296,378,942	\$6,320,063,152
Average Spent	\$38,372.10	\$35,526.68	\$31,115.69
Spending Potential Index	168	155	136
Support Payments/Cash Contributions/Gifts in Kind	\$49,268,115	\$325,221,033	\$645,216,457
Average Spent	\$3,891.64	\$3,505.07	\$3,176.61
Spending Potential Index	143	129	117
Travel: Total \$	\$56,759,915	\$378,518,123	\$729,887,306
Average Spent	\$4,483.41	\$4,079.47	\$3,593.47
Spending Potential Index	156	142	125
Vehicle Maintenance & Repairs: Total \$	\$24,187,916	\$161,627,364	\$319,834,845
Average Spent	\$1,910.58	\$1,741.94	\$1,574.65
Spending Potential Index	152	138	125





Information About Brokerage Services

Texas law requires all real estate licensees 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 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 listing 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.

S&P Interests, LLC	9003291	info@spinterests.com	(713)766-4500
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Joseph Sebesta	591067	jsebesta@spinterests.com	(832)455-7355
Designated Broker of Firm	License No.	Email	Phone
Shan Patel	605167	spatel@spinterests.com	(281)948-5352
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Henry Garcia	680964	henry@spinterests.com	(281)433-5736
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials _____ Date _____

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov

IABS 1-0 Date 3215_White_Oak