



2710 Shaver St, Pasadena, TX 77502

[\\$995 / Month](#)

Shop at Shaver St

Industrial | 750 sq. ft. - 3,000 sq. ft.

Broker/Agent of Record: Reza Shirazi (License: 620533)



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Reza Shirazi
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Listing Added: 06/20/2023

Listing Updated: 06/20/2023

Building Details

Property Type	Industrial, Retail
Subtype	Flex, Warehouse
Tenancy	Multiple
Total Building SQFT	5,600
Minimum Divisible SQFT	750
Max Contiguous SQFT	3,000
Total Building Suites	8
Vacant SQFT	750
Class	C
Year Built	1986
Year Renovated	2012
Stories	1
County	Harris County

Building Description

Introducing a prime commercial opportunity in the heart of Pasadena. This 750 sqft shop is now available for lease at an attractive rate of \$995 per month. Versatile and suitable for both retail and industrial purposes, this space offers endless possibilities for your business. Located on a busy street, it enjoys high visibility and ample foot traffic, ensuring maximum exposure for your brand. Don't miss out on this exceptional leasing opportunity in a thriving commercial hub.

Building Highlights

Introducing the first building in a row of commercial shops with exceptional features. This prime corner unit boasts its own private bathroom, providing convenience and exclusivity. With its strategic location facing Shaver St, it offers outstanding exposure to both pedestrian and vehicular traffic. Perfectly situated as the first shop in the row, it captures immediate attention and ensures maximum visibility for your business. Take advantage of this incredible opportunity to secure a highly desirable commercial space with great potential and unmatched convenience.

Building Location (1 Location)



Available Space 1 Details

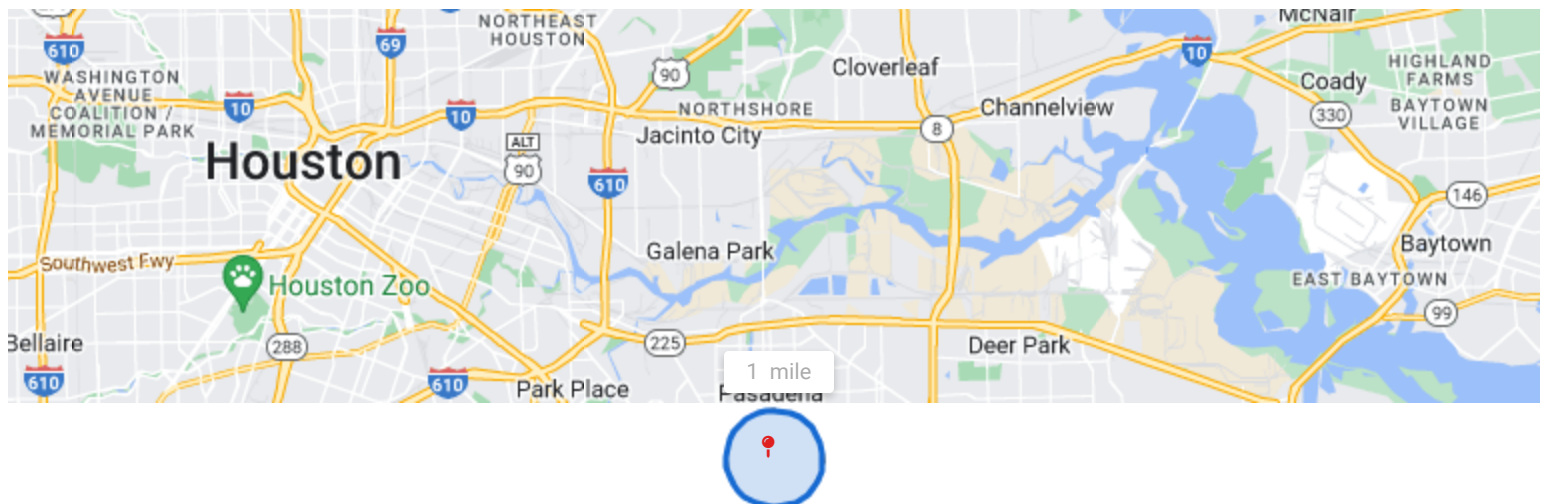
first space, face to Shaver St

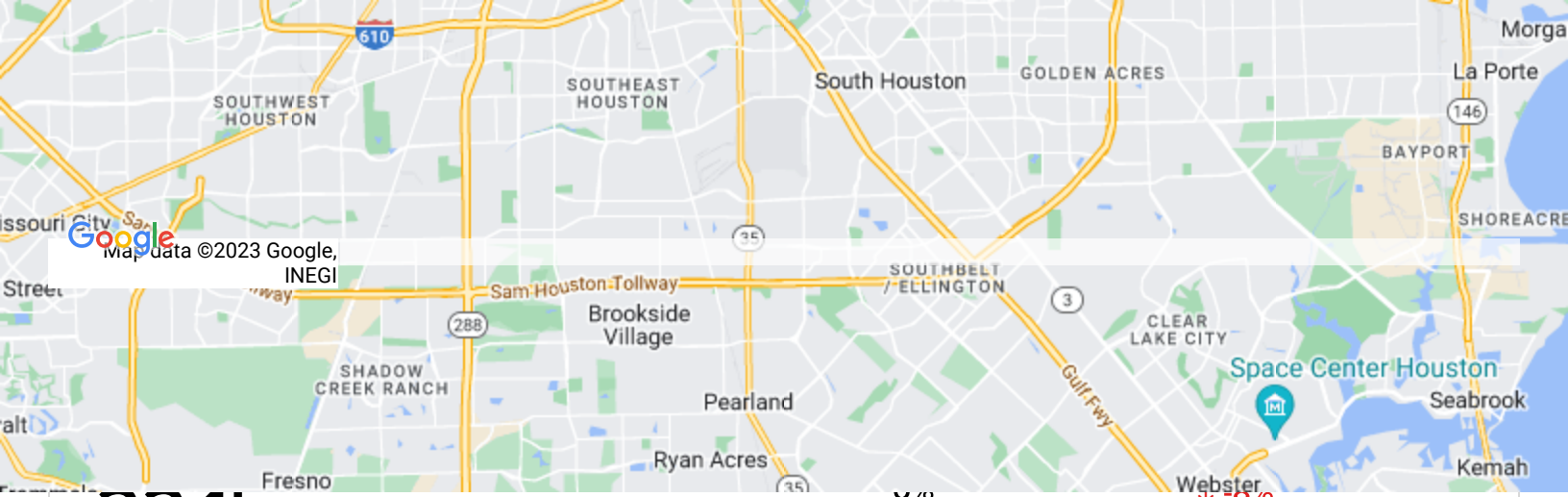
Listing Type	Direct
Space Subtype	Flex,Warehouse
RSF	750 SF
USF	750 SF
Min Contiguous SF	750 SF
Space Available	2023-06-27T04:59:59.999Z
Parking	2-4
Rate (Per SF)	\$1.3 / SF / MO
Lease Type	Gross
Lease term	2-4 years
Total Monthly Rent	\$995

Building Photos (6 photos)



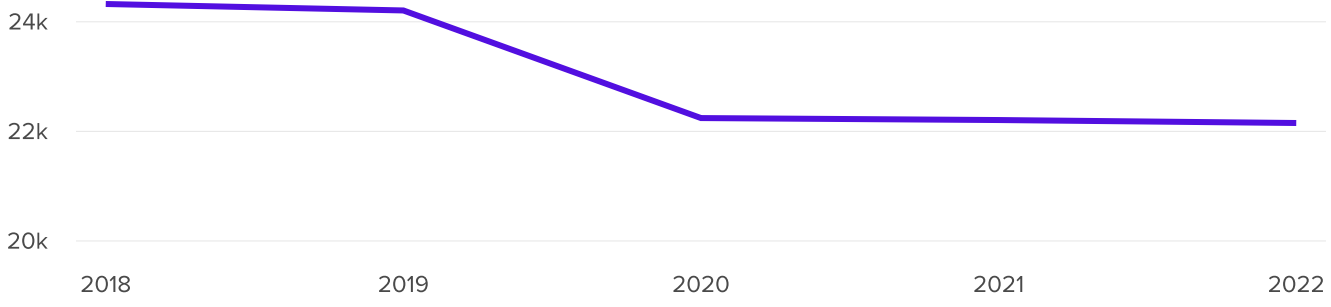
Demographic Insights





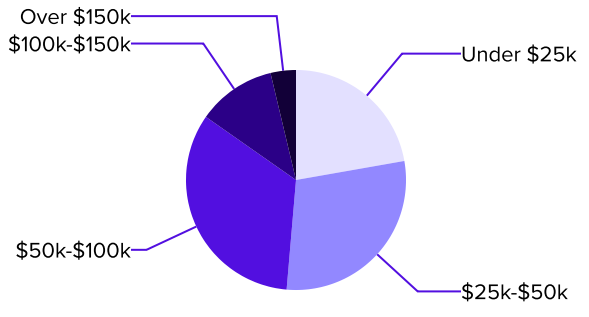
22.1k

Compared to 22.2k in 2021 Compared to 24.3k in 2018



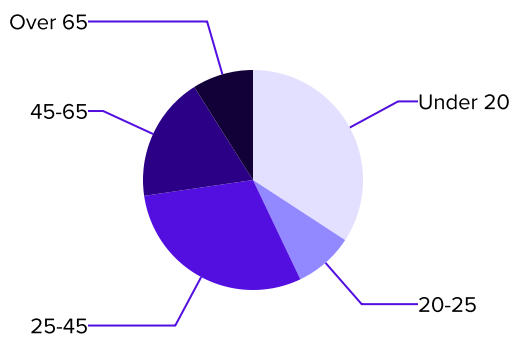
Household Income

\$48.3k **\$53.9k** **↑ 2%**
 Median Income 2026 Estimate Growth Rate



Age Demographics

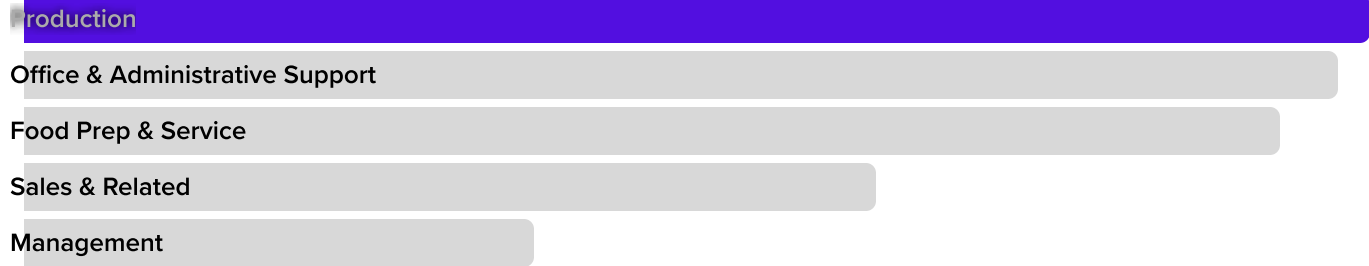
29 **30** **↑ 2%**
 Median Age 2026 Estimate Growth Rate



Number of Employees

4,009

Top 5 Employment Categories



Housing Occupancy Ratio

12:1

10:1 predicted by 2026

Renter to Homeowner Ratio

1:1

1:1 predicted by 2026