

I 15550

CONROE MARKETPLACE

I-45 & FM 3083, CONROE, TX

MANAGED BY AN AFFILIATE OF

KIMCO
REALTY


GLA: 289,322 SF

ACRES: 33

PARKING SPACES: 1,562

PARKING RATIO: 5.4 per 1,000 SF

MSA: Houston-The Woodlands-Sugar Land (TX)

WEB LINK: kimcorealty.com/115550

DEMOGRAPHICS

						
2019 ESTIMATES	POPULATION	DAYTIME POPULATION	HOUSEHOLDS	AVG. HH INCOME	MED. HH INCOME	PER CAPITA INCOME
1 MILE	5,060	8,422	1,943	\$84,759	\$51,310	\$32,634
3 MILE	39,524	51,043	14,495	\$82,174	\$54,135	\$30,914
5 MILE	78,239	84,825	27,959	\$79,198	\$55,124	\$28,768
10 MILE	228,240	179,240	83,031	\$97,814	\$70,658	\$35,774

LEASING REPRESENTATIVE

DOUGLAS SCHOOLEY

(972) 638-5242 | dschooley@kimcorealty.com



Interstate Highway 45
ADT '18 85,586

Non-Controlled Availability

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TENANT

SQFT

K21	Available	5,000
K33	Available	3,850
ZoneA	zoneA	
ZoneB	zoneB	
ZoneC	zoneC	
ZoneD	zoneD	
ZoneE	zoneE	
1	Ross	30,183
2	Kirkland's	6,521
3	Ulta	10,312
4	Lane Bryant	7,001
5	Available	3,872
6	Bed Bath & Beyond	24,686
7	TJ Maxx	32,000
8	Rack Room Shoes	6,000
9	The Children's Place	7,076
10	Old Navy	15,000
11	Carter's	5,217
13	PetSmart	20,087
14	Bath & Body Works	5,008
15	Shoe Carnival	7,854
16	Ashley Furniture HomeStore	48,000
17	Express Employment Professiona	4,000
18	Available	4,000
19	Chiller Bee Frozen Yogurt	2,000
20	Allure Nails & Spa	1,700
21	Edible Arrangements	1,600
22	T-Mobile	2,700
24	Red Lobster	5,880
25	Buffalo Wild Wings	5,496
26	Budget Rent A Car	1,392
27	Texas Hair Team	2,103
28	AT&T Mobility	3,014
29	Applebee's	5,225
30	Mattress Firm	4,022
31	Memorial Hermann Health	2,061
32	Visionworks	3,526
33	Men's Wearhouse	5,000
34	Dentique Smiles	1,708
35	Smokey Mo's Bar-B-Q	2,634
37	Popeyes Chicken & Biscuits	2,444

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.