

LOCATION

SEC of Louetta Rd & Little Wing Dr
Spring, Texas 77388

AVAILABLE

+/-1.23 Acres / 53,579 SF

PRICING

\$8.00 PSF

PROPERTY HIGHLIGHTS

- Excellent visibility and easy access
- Site is approximately 1.5 miles west of I-45
- Located at the entrance to Middle Creek Village and surrounded by residential and area retail
- 147' of frontage on Louetta Rd & 419' of frontage on Little Wing Dr
- Utilities: located in Harris County MUD 104
- No Zoning / Proposed Commercial Use
- Great site for small retail, professional or medical office development
- Approximately a 21 minute drive to George Bush Intercontinental Airport

For More Information:

MICHAEL D. GONZALEZ

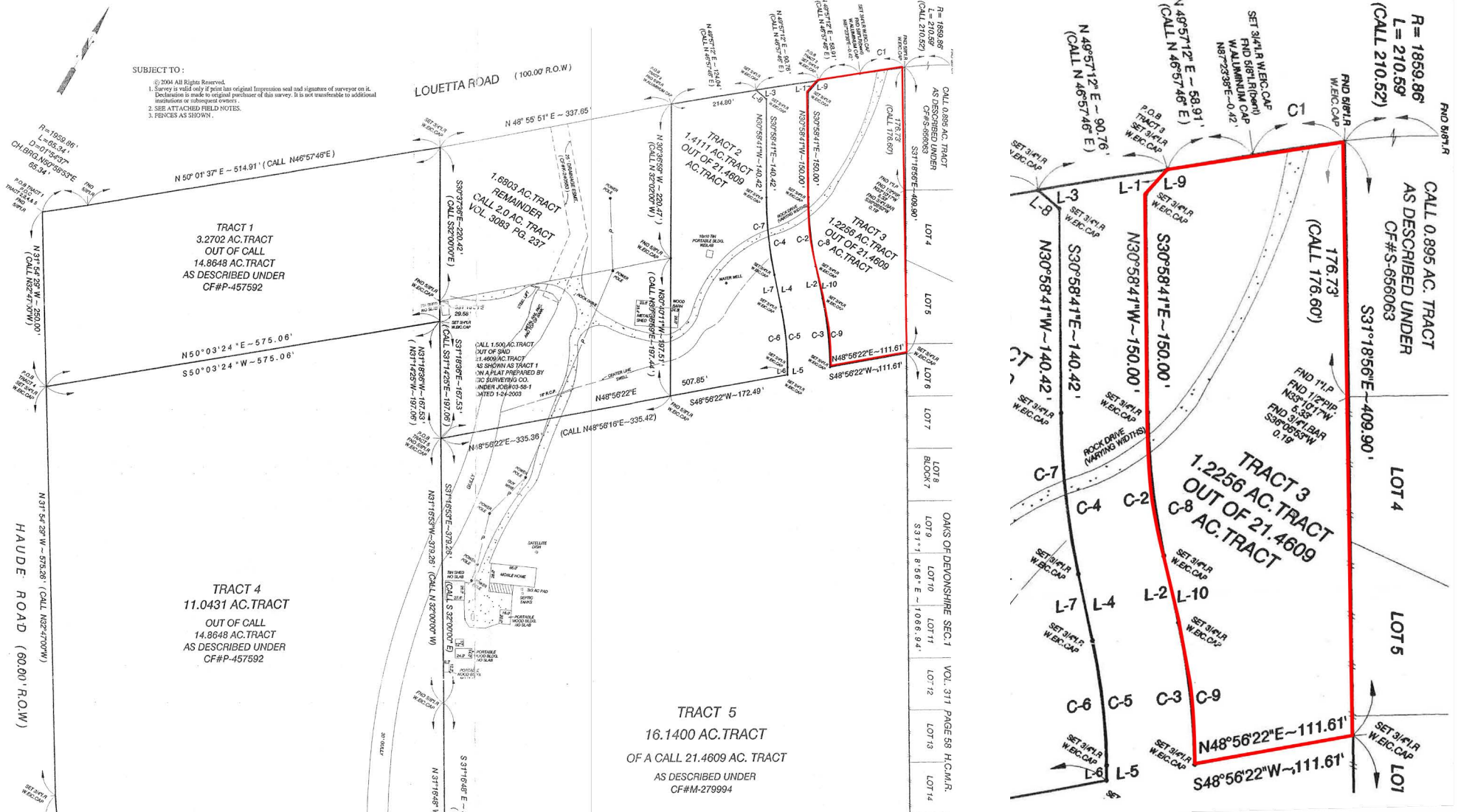
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SURVEY



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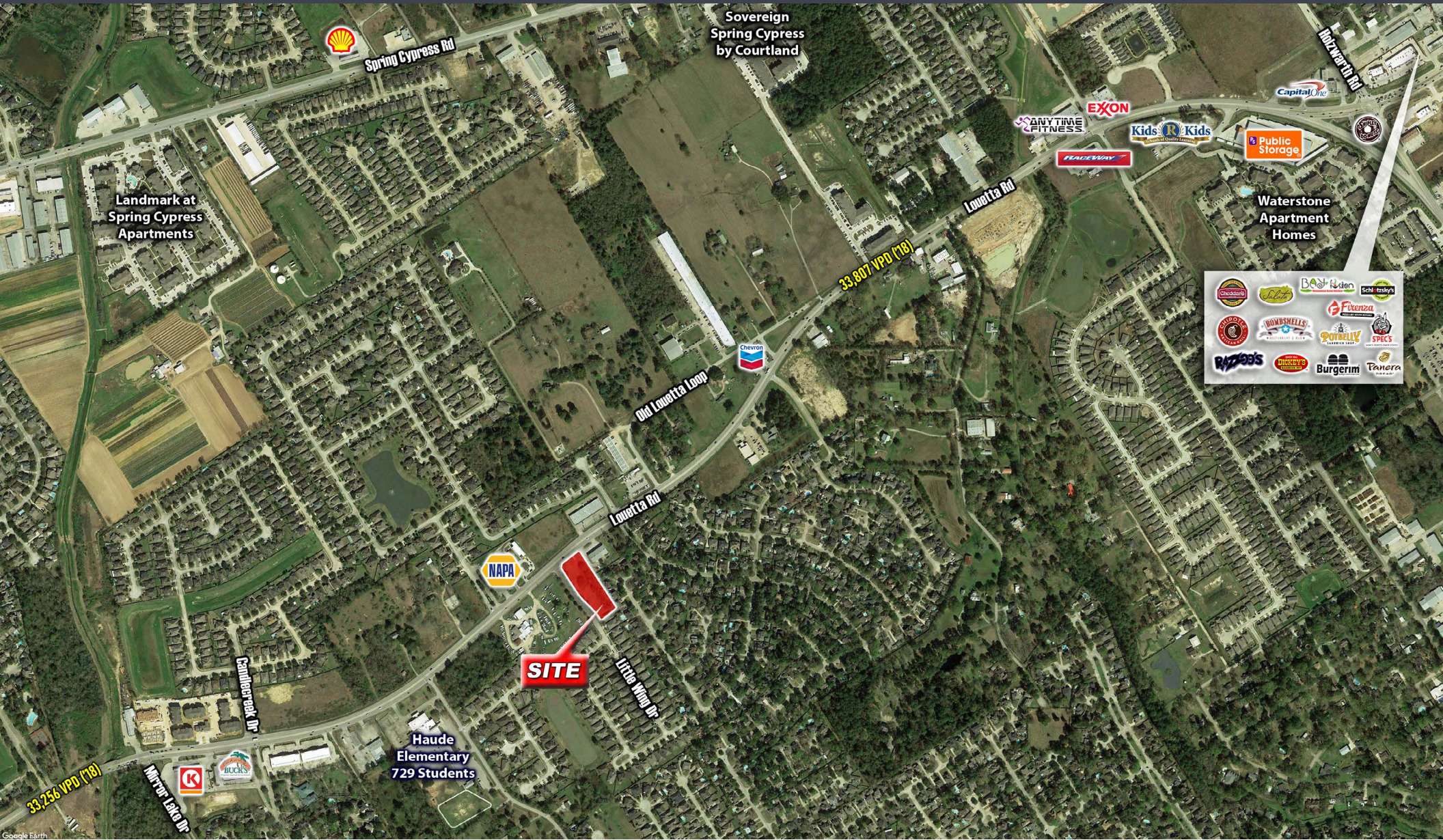
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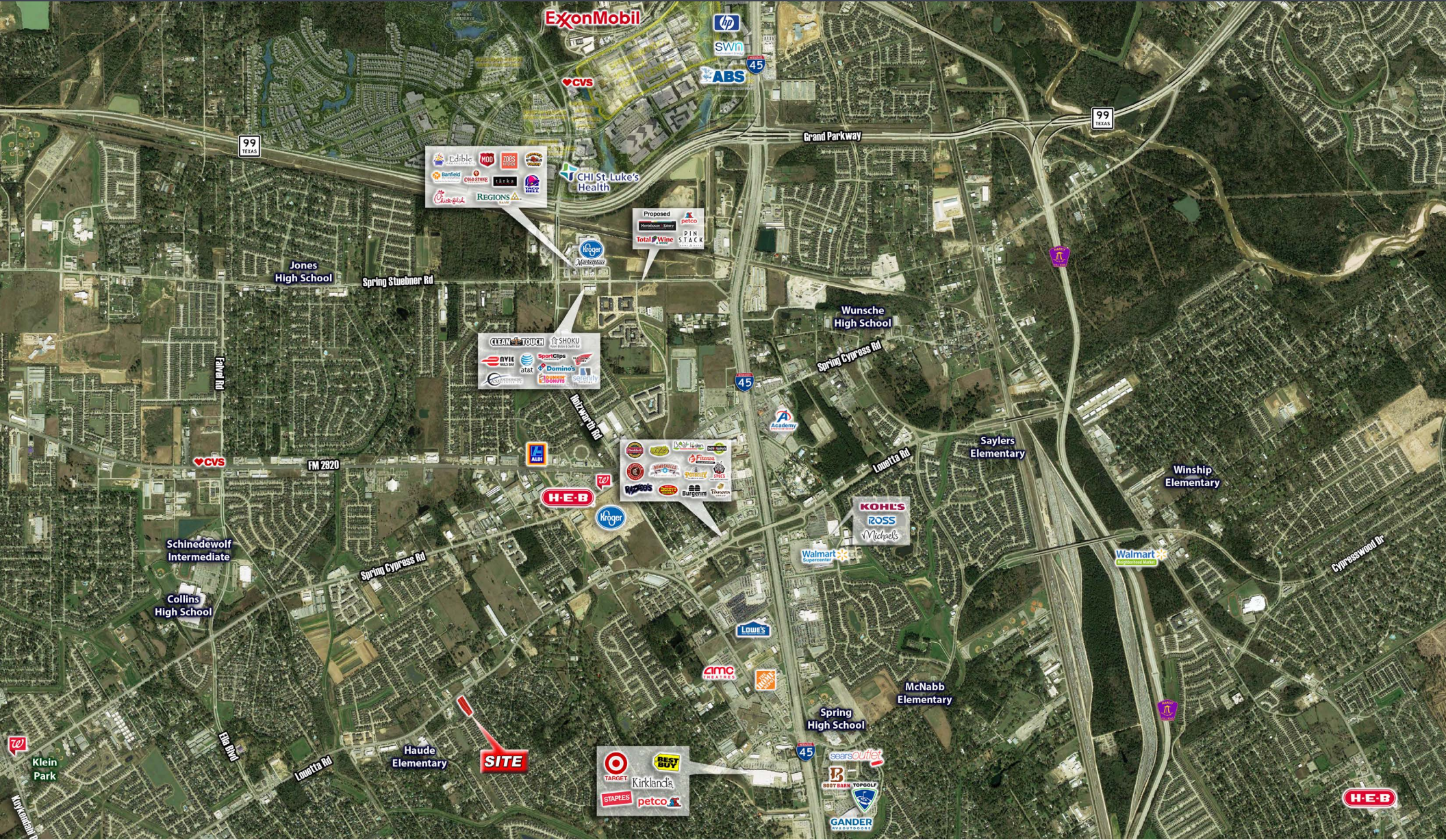
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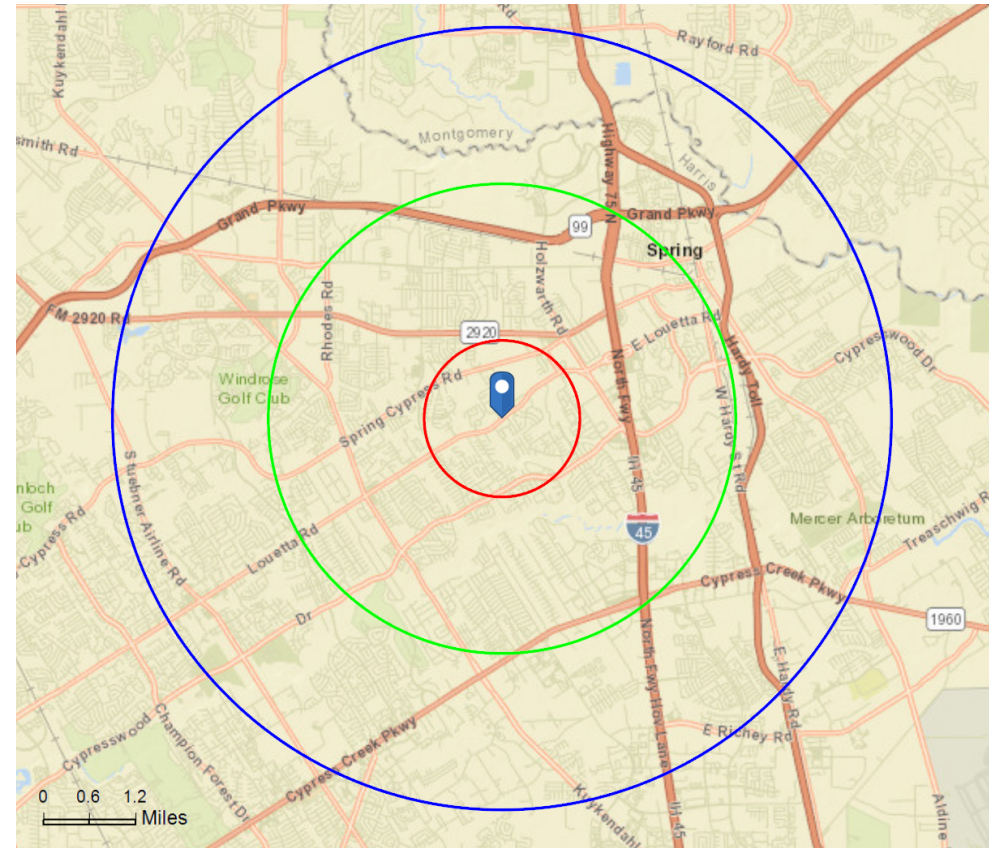
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	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	6,323	56,512	132,798
2010 Total Population	10,402	79,901	195,387
2019 Total Population	13,071	97,335	243,128
2019 Group Quarters	22	345	395
2024 Total Population	14,600	107,139	268,213
2019-2024 Annual Rate	2.24%	1.94%	1.98%
2019 Total Daytime Population	8,233	85,671	214,048
Workers	1,784	38,129	94,113
Residents	6,449	47,542	119,935
Household Summary			
2000 Households	2,045	20,849	48,948
2000 Average Household Size	3.09	2.69	2.70
2010 Households	3,474	28,752	69,146
2010 Average Household Size	2.99	2.77	2.82
2019 Households	4,375	34,333	84,148
2019 Average Household Size	2.98	2.83	2.88
2024 Households	4,872	37,561	92,238
2024 Average Household Size	2.99	2.84	2.90
2019-2024 Annual Rate	2.18%	1.81%	1.85%
2010 Families	2,865	21,041	50,818
2010 Average Family Size	3.30	3.23	3.29
2019 Families	3,607	25,184	62,138
2019 Average Family Size	3.30	3.30	3.36
2024 Families	4,014	27,594	68,176
2024 Average Family Size	3.31	3.32	3.38
2019-2024 Annual Rate	2.16%	1.84%	1.87%
Housing Unit Summary			
2000 Housing Units	2,106	22,059	51,896
Owner Occupied Housing Units	86.7%	59.5%	58.5%
Renter Occupied Housing Units	10.4%	35.1%	35.8%
Vacant Housing Units	2.9%	5.5%	5.7%
2010 Housing Units	3,571	31,621	76,631
Owner Occupied Housing Units	85.7%	61.0%	58.7%
Renter Occupied Housing Units	11.6%	30.0%	31.5%
Vacant Housing Units	2.7%	9.1%	9.8%
2019 Housing Units	4,394	36,908	90,751
Owner Occupied Housing Units	80.0%	57.5%	57.5%
Renter Occupied Housing Units	19.6%	35.5%	35.2%
Vacant Housing Units	0.4%	7.0%	7.3%
2024 Housing Units	4,885	40,246	99,105
Owner Occupied Housing Units	79.5%	57.9%	57.8%
Renter Occupied Housing Units	20.2%	35.5%	35.3%
Vacant Housing Units	0.3%	6.7%	6.9%
Median Household Income			
2019	\$100,968	\$74,665	\$69,726
2024	\$107,689	\$81,833	\$77,824
Median Home Value			
2019	\$253,938	\$213,948	\$199,748
2024	\$282,004	\$242,019	\$230,122
2019 Households by Income			
Household Income Base	4,375	34,333	84,148
<\$15,000	4.1%	5.8%	6.6%
\$15,000 - \$24,999	3.2%	6.5%	6.7%
\$25,000 - \$34,999	5.4%	8.6%	8.6%
\$35,000 - \$49,999	6.5%	10.5%	11.3%
\$50,000 - \$74,999	14.1%	18.8%	19.9%
\$75,000 - \$99,999	16.0%	14.8%	14.5%
\$100,000 - \$149,999	22.9%	18.2%	17.0%
\$150,000 - \$199,999	10.8%	8.0%	7.0%
\$200,000+	17.0%	8.9%	8.3%
Average Household Income	\$129,347	\$97,659	\$93,891



	1 mile	3 miles	5 miles
2019 Population 25+ by Educational Attainment			
Total	8,942	64,547	158,190
Less than 9th Grade	2.7%	3.7%	4.8%
9th - 12th Grade, No Diploma	3.9%	4.7%	5.2%
High School Graduate	12.0%	17.5%	18.9%
GED/Alternative Credential	1.5%	2.8%	3.7%
Some College, No Degree	24.5%	26.8%	25.5%
Associate Degree	10.0%	9.7%	9.0%
Bachelor's Degree	28.3%	23.6%	22.2%
Graduate/Professional Degree	17.0%	11.1%	10.7%
2019 Population 15+ by Marital Status			
Total	10,457	76,775	189,652
Never Married	27.3%	32.9%	33.2%
Married	59.5%	52.1%	52.5%
Widowed	4.5%	4.3%	3.7%
Divorced	8.7%	10.8%	10.5%

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