

Arrowstar Realty Robert Graham (936) 672-2087 Robert@arrowstarrealty.com





13,000 SF LOT LOCATED IN DICKINSON, TX! PUBLIC WATER AND PUBLIC SEWER AVAILABLE! GREAT LOCATION, AS THIS PROPERTY, IS LOCATED ONLY 5 MINUTES FROM I-45/GULF FWY, IS WITHIN CLOSE PROXIMITY TO LEAGUE CITY, KEMAH, AND CLEAR LAKE, AND THIS PROPERTY IS WITHIN 20 MINUTES FROM GALVESTON!

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2020 District Traffic Web Viewer





OVERVIEW

DICKINSON, TX 77539

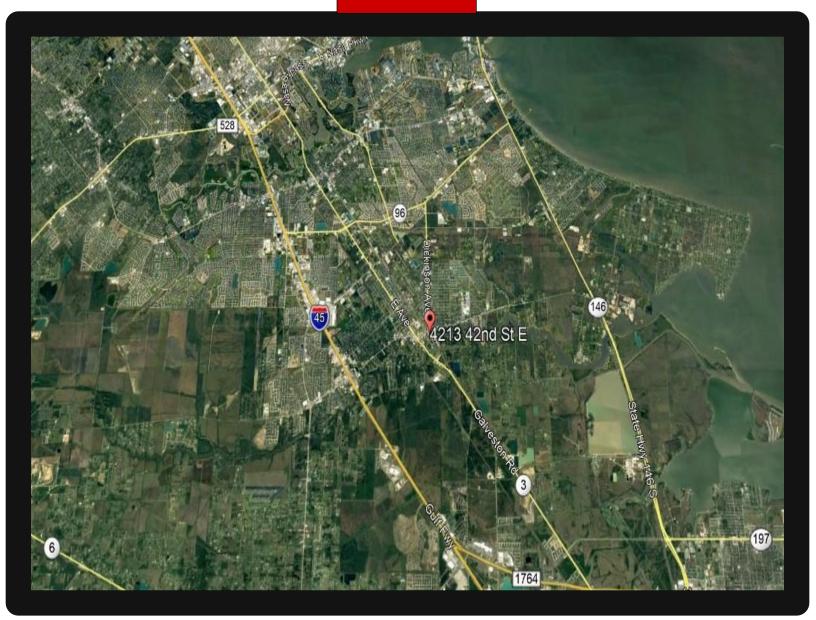
- CITY UTILITIES AVAILABLE!
- ONLY 5 MINUTES FROM I-45/GULF FWY
- ONLY 20 MINUTES FROM GALVESTON!
- CLOSE TO LEAGUE CITY, KEMAH, AND CLEAR LAKE!

PLEASE CALL ROBERT GRAHAM AT (936) 672-2087 FOR MORE INFORMATION!

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AERIAL

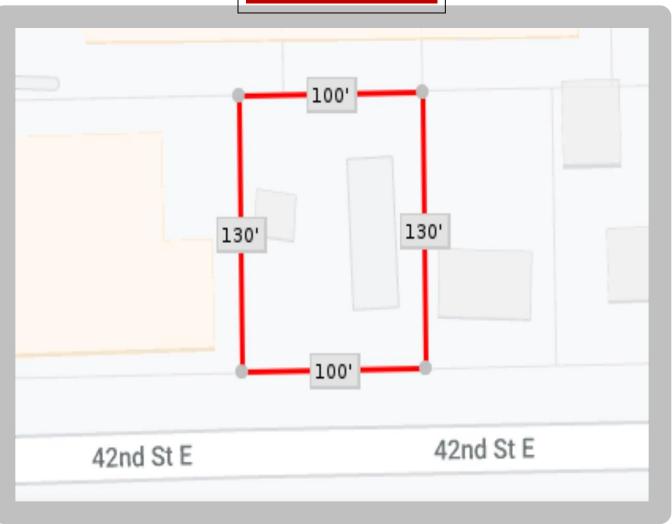


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DIMENSIONS



Lot Dimensions are Estimated

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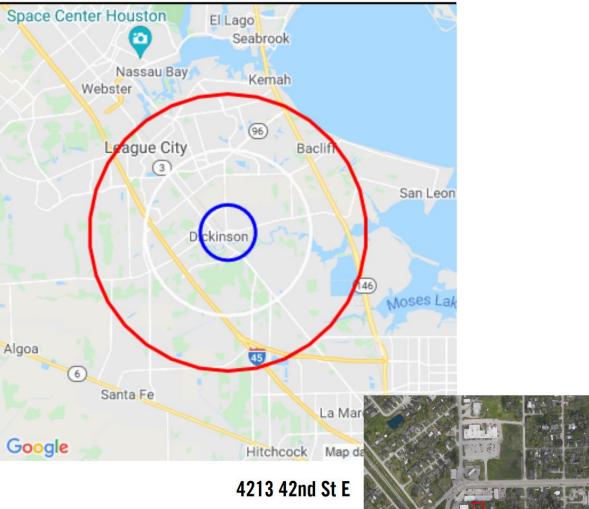
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14500 Hasara Lane Willis, TX 77378 | 936-672-247

Demographic Report



Population

Distance	Male	Female	Total
1- Mile	4,244	4,146	8,390
3- Mile	17,130	17,260	34,389
5- Mile	43,887	44,223	88,111





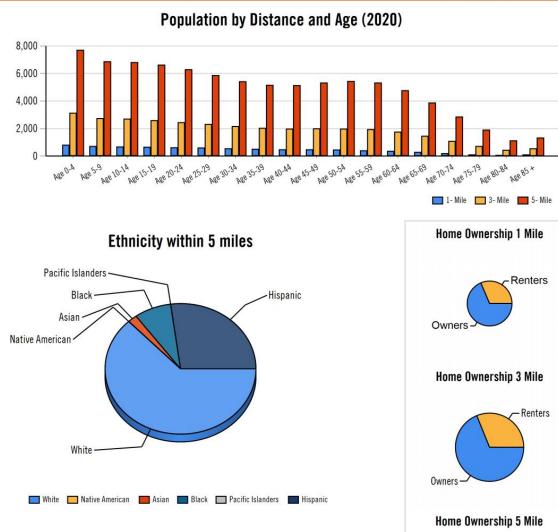
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🎇 Catylist Research

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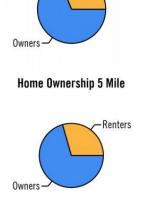


Employment by Distance

Distance	Employed	Unemployed	Unemployment Rate
1-Mile	3,769	192	2.14 %
3-Mile	16,151	660	2.97 %
5-Mile	43,984	1,437	2.27 %

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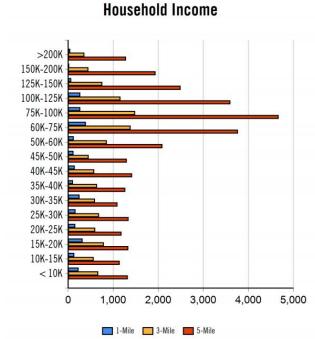
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Labor & Income

	Agriculture	Mining	Construction	Manufacturing	Wholesale	Retail	Transportaion	Information	Professional	Utility	Hospitality	Pub-Admin	Other
1-Mile	3	65	517	329	29	408	196	33	430	769	455	71	441
3-Mile	97	<mark>160</mark>	1 <mark>,</mark> 678	1,966	335	1,855	811	130	1,598	3,719	1,506	474	1,480
5-Mile	188	485	3,573	6,093	1,074	4,793	2,456	374	5,157	10,540	3,160	1,565	3,096



Radius	Median Household Income
1-Mile	\$42,737.10
3-Mile	\$57,011.58
5-Mile	\$65,393.00
Radius	Average Household Income
1-Mile	\$54,065.30

o mino	\$00,011.EC		
5-Mile	\$72,090.76		
Radius	Aggregate Household Income		
1-Mile	\$149,865,778.00		
3-Mile	\$820,560,918.66		
5-Mile	\$2,505,925,779.22		

Education

3-Mile

	1-Mile	3-mile	5-mile
Pop > 25	4,818	20,678	53,747
High School Grad	969	4,722	11,748
Some College	1,566	5,471	14,597
Associates	250	1,194	3,830
Bachelors	345	2,905	9,181
Masters	131	1,430	3,249
Prof. Degree	54	445	991
Doctorate	26	144	666

Tapestry

	1-Mile	3-mile	5-mile
Vacant Ready For Rent	12 %	31 %	23 %
Teen's	51 %	88 %	76 %
Expensive Homes	8 %	9 %	5%
Mobile Homes	95 %	125 %	107 %
New Homes	9 %	39 %	74 %
New Households	36 %	76 %	72 %
Military Households	47 %	54 %	36 %
Households with 4+ Cars	38 %	78 %	61 %
Public Transportation Users	12 %	24 %	19 %
Young Wealthy Households	128 %	154 %	129 %

This Tapestry information compares this selected market against the average. If a tapestry is over 100% it is above average for that statistic. If a tapestry is under 100% it is below average.



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\$68,811,26





14500 Hasara Lane Willis, TX 77378 | 936-67

Arrowstar Realty Expenditures

Total Expenditures	1-Mile 119.356.010	%	3-Mile 571,244,194	%	1,614,251,691	%
Average annual household	42,881	10.00.0/	48,180	10.00.0/	49,518	10.00.00
Food Food at home	5,670 3,814	13.22 %	6,275 4,094	13.02 %	6,425 4,170	12.98 %
Cereals and bakery products	3,814 542		4,094		4,170	
Cereals and bakery products Cereals and cereal products	194		207		210	
Bakery products	348		374		381	
Meats poultry fish and eggs	767		820		830	
Beef	177		190		193	
Pork	140		190		149	
Polik	140		148		149	
Fish and seafood	121		134		134	
Eggs	63		66		67	
Dairy products	380		413		422	
Fruits and vegetables	768		828		844	
Fresh fruits	113		122		124	
Processed vegetables	113		159		161	
Sugar and other sweets	141		155		154	
Fats and oils	141 120		131		134	
Miscellaneous foods	718		770		786	
Nonalcoholic beverages	333		350		356	
Food away from home	1,855		2,181		2,255	
Alcoholic beverages	293		348		362	
Housing	15,897	37.07 %	17,404	36.12 %	17,765	35.88 %
Shelter	9,523	37.07 %	10,493	30.12 76	10,723	35.00 %
Owned dwellings	5,417		6,216		6,429	
Mortgage interest and charges	2,699		3.139		3.266	
Property taxes	1,790		2.081		2.157	
Maintenance repairs	927		996		1,006	
Rented dwellings	3,453		3,433		3,408	
Other lodging	652		843		884	
Utilities fuels	3,884		4,091		4,141	
Natural gas	351		379		386	
Electricity	1,583		1,640		1,652	
Fuel oil	142		155		158	
Telephone services	1,206		1,273		1,290	
Water and other public services	600		642		653	
Household operations	1,041	2.43 %	1,192	2.47 %	1,229	2.48 %
Personal services	291	2110 10	349	2	364	2110 10
Other household expenses	749		843		864	
Housekeeping supplies	531		586		600	
Laundry and cleaning supplies	150		159		162	
Other household products	304		341		350	
Postage and stationery	76		85		86	
Household furnishings	917		1.041		1,070	
Household textiles	69		78		80	
Furniture	186		232		240	
Floor coverings	21		26		27	
Major appliances	131		134		133	
Small appliances	75		87		89	
Miscellaneous	433		482		499	
Apparel and services	1.168	2.72 %	1.314	2.73 %	1.356	2.74 %
Men and boys	217		253		264	
Men 16 and over	178		209		219	
Boys 2 to 15	38		43		44	
Women and girls	421		469		479	
Women 16 and over	344		394		404	
Girls 2 to 15	76		75		75	
Children under 2	83		89		91	
Unifaren under 2	83		89		91	

Expenditures (Continued)

	1-Mile	%	3-Mile	%	5-Mile	%
Total Expenditures	119,356,010		571,244,194		1,614,251,691	
Average annual household	42,881		48,180		49,518	
Transportation	5,974	13.93 %	6,597	13.69 %	6,758	13.65 %
Vehicle purchases	1,330		1,522		1,576	
Cars and trucks new	645		761		791	
Cars and trucks used	650		722		744	
Gasoline and motor oil	1,967		2,091		2,128	
Other vehicle expenses	2,296		2,512		2,563	
Vehicle finance charges	151		170		176	
Maintenance and repairs	788		871		889	
Vehicle insurance	1,081		1,157		1,174	
Vehicle rental leases	274		312		323	
Public transportation	379		471		489	
Health care	3,399	7.93 %	3,689	7.66 %	3,774	7.62 %
Health insurance	2,251		2,421		2,468	
Medical services	692		772		799	
Drugs	347		374		382	
Medical supplies	108		121		124	
Entertainment	2,568	5.99 %	2,860	5.94 %	2,951	5.96 %
Fees and admissions	426		541		571	
Television radios	966		1,017		1,034	
Pets toys	941		1,048		1,079	
Personal care products	554		623		641	
Reading	47		54		55	
Education	949		1,258		1,323	
Tobacco products	400		396		397	
Miscellaneous	658	1.53 %	768	1.59 %	792	1.60 %
Cash contributions	1,132		1,261		1,294	
Personal insurance	4,166		5,325		5,620	
Life and other personal insurance	146		167		173	
Pensions and Social Security	4,020		5,158		5,447	

		Estimat	ted Household	s	Housing Occup	ied By	Hous	ing Occupancy	
Distance	Year	Projection	2018	Change	1 Person	Family	Owner	Renter	Vacant
1-Mile	2020	9,089	7,723	14.21 %	2,060	6,523	5,899	3,190	854
3-Mile	2020	20,380	17,067	14.62 %	4,346	14,873	14,037	6,343	2,042
5-Mile	2020	41,014	34,515	14.86 %	8,435	30,365	29,986	11,028	4,933
1-Mile	2023	10,262	7,723	29.84 %	2,323	7,369	6,550	3,712	594
3-Mile	2023	22,884	17,067	29.34 %	4,875	16,705	15,472	7,412	1,120
5-Mile	2023	46,107	34,515	29.59 %	9,477	34,141	33,014	13,093	2,805

The interaction supplies herein is from sources, we deem reliable. Initiated to, statements of income and expanses. Consult your attern		as to its securacy. Prospective Bayer or Tensant should conduct an independent investigation and verification of all matters desame to be material, including, but not
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Robert Graham	errors and omissions and is r	ot, in any way, warranted by Arrowstar Realty, its affiliates, or by any agent,
(936) 672-2087	independent associate, pare	nt, or subsidy of Arrowstar Realty. This information is subject to change at any time
Robert@arrowstarrealty.c	com and without notice. This pres	entation is to be used solely for information, and under no circumstances is it to be

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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;
 - o 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.

Arrowstar Realty	9005193		
Licensed Broker /Broker Firm Name or	License No.	Email	Phone
Primary Assumed Business Name			
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/	License No.	Email	Phone
Associate			
Robert Graham	466722	robert@arrowstarrealty.com	(936)672-2087
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov IABS 1-0 Date

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Date