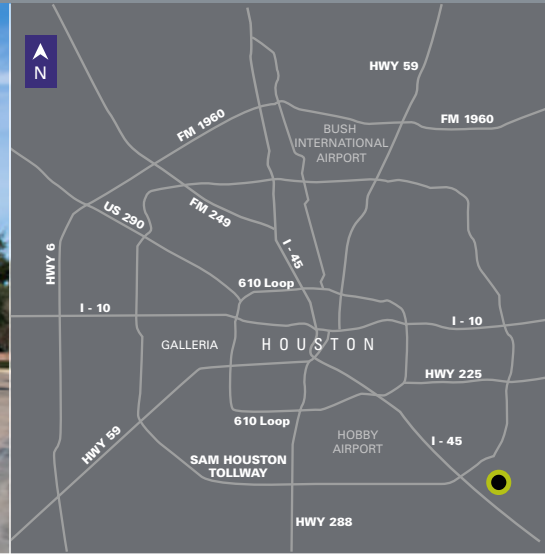


PINELOCH CENTER

1001 & 1051 Pineloch Drive Houston, Texas 77062

1-26-15 10:12 AM



LOCATION DETAIL



SQUARE FOOTAGE

5,820 SF 2,160 SF
 1,984 SF 8,404 SF
 2,170 SF

ANCHOR TENANTS

Gulf Coast MRI
 Perry's Italian Kitchen
 Bay Area Orthopedics

2014 DEMOGRAPHICS

POPULATION ESTIMATE

1 mile 17,272
 3 miles 73,636
 5 miles 165,083

AVERAGE HOUSEHOLD INCOME

1 mile \$97,906
 3 miles \$94,729
 5 miles \$ 91,004

TRAFFIC COUNTS

El Camino Real N of Pineloch
 24,710 vpd (2007)
 El Camino Real S of Pineloch
 33,460 vpd (2007)
 Pineloch W of El Camino Real
 21,830 vpd (2007)
 Pineloch E of El Camino Real
 23,060 vpd (2007)

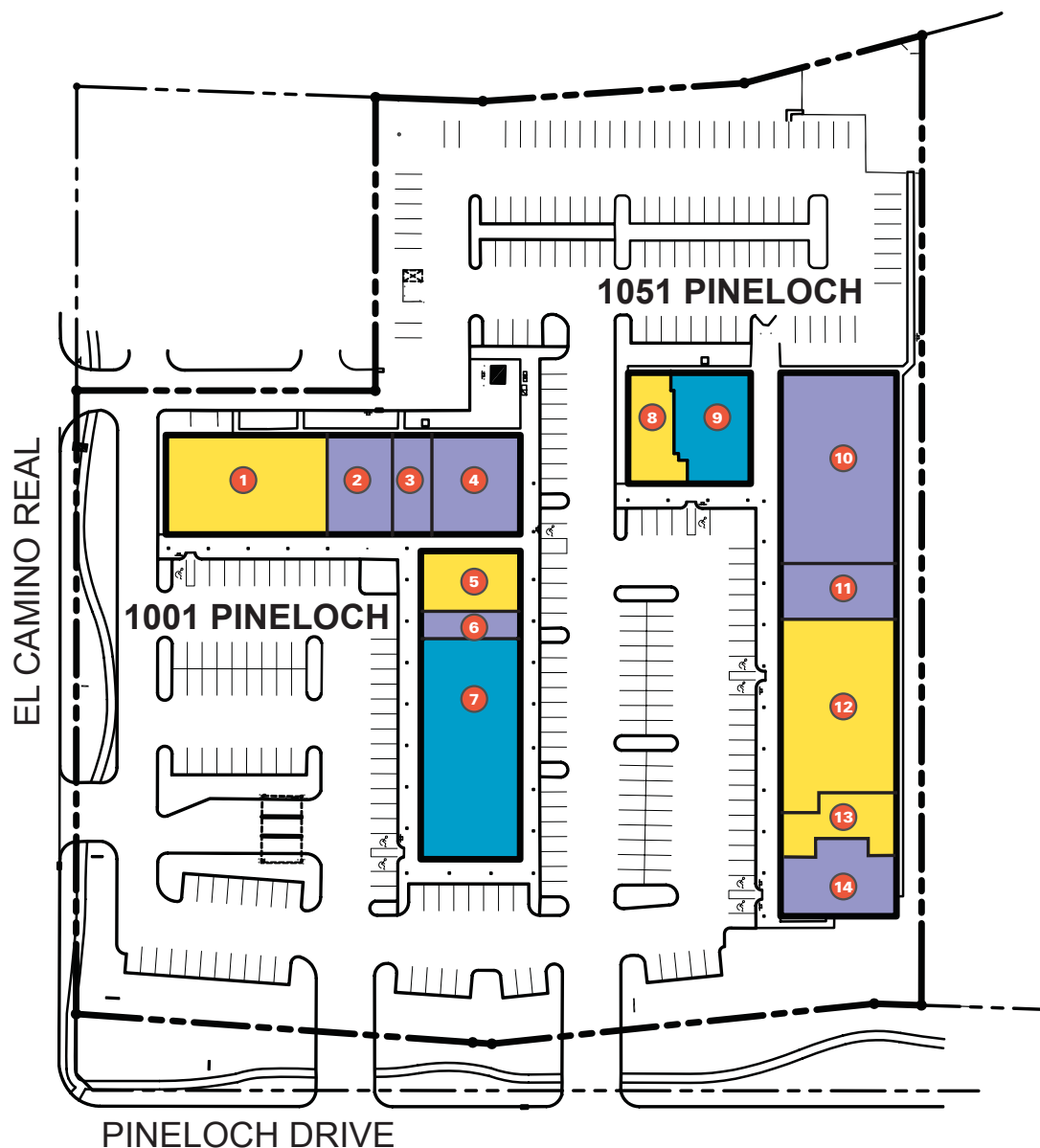
FOLLOW US ON



4500 BISSONNET ST SUITE 300 BELLAIRE, TEXAS 77401 713.623.6800



- AVAILABLE
- LEASE PENDING
- EXECUTED



TENANT (ADDRESS)	SQUARE FEET	TENANT (ADDRESS)	SQUARE FEET	TENANT (ADDRESS)	SQUARE FEET
1. AVAILABLE (1001 PineLoch #1100)	5,820	7. Lease Pending (1001 PineLoch #100)	8,000	13. AVAILABLE (1051 PineLoch #125)	2,170
2. AB Cleaners (1001 PineLoch #800)	2,400	8. AVAILABLE (1051 PineLoch #900)	1,984	14. Bay Oaks Orthopedic (1051 PineLoch #100)	2,793
3. Beecher Chiropractic (1001 PineLoch #700)	1,400	9. Lease Pending (1051 PineLoch #800)	2,974		
4. Behavior TLC (1001 PineLoch #600)	3,200	10. Dr Roger Willette (1051 PineLoch #600 & 700)	7,420	TOTAL GLA:	52,196
5. AVAILABLE (1001 PineLoch #500)	2,160	11. Mitch Foster, DDS (1051 PineLoch #500)	2,450		
6. State Farm (1001 PineLoch #400)	1,000	12. AVAILABLE (1051 PineLoch #400)	8,404		

Pineloch Center:
Site located at 29.57663, 95.14069

Category	1 mi ring		3 mi ring		5 mi ring	
		%		%		%
Population 2014	17,272		73,636		165,083	
Male	8,644	50.05	36,722	49.87	81,594	49.43
Female	8,629	49.96	36,912	50.13	83,488	50.57
Age						
Under 18	4,164	24.11	17,101	23.22	40,662	24.63
18-24 years	1,481	8.57	7,159	9.72	16,026	9.71
25-34 years	2,194	12.70	10,536	14.31	23,803	14.42
35-54 years	5,250	30.40	21,357	29.00	47,561	28.81
55-74 years	3,555	20.58	14,408	19.57	30,679	18.58
75 years and over	647	3.75	3,050	4.14	6,278	3.80
Median Age	41.4		39.8		38.8	
Race						
White	12,665	73.33	52,119	70.78	115,713	70.09
Black	1,084	6.28	5,409	7.35	13,979	8.47
American Indian	68	0.39	362	0.49	794	0.48
Asian, Pacific Islander	2,205	12.77	9,479	12.87	17,962	10.88
Other	1,253	7.25	6,262	8.50	16,611	10.06
Hispanic	2,724	15.77	13,966	18.97	40,076	24.28
Education						
No High School Diploma	847	7.83	3,995	8.73	9,820	9.81
High School Graduate	1,578	14.59	7,080	15.47	18,839	18.82
Some College	2,473	22.87	10,052	21.96	24,120	24.09
Associate Degree	912	8.43	3,149	6.88	7,920	7.91
Bachelors Degree	3,267	30.21	13,158	28.75	25,190	25.16
Professional- Post Graduate Degree	1,737	16.06	8,336	18.21	14,222	14.21
Projected Population 2019	18,381		78,366		175,827	
Households 2014	6,635		30,200		64,103	
Household Size	2.6		2.4		2.6	
Average Household Income	97,906		94,729		91,004	
Median Household Income	87,576		80,585		78,781	
Projected Households 2019	7,096		32,306		68,630	
Household Size	2.6		2.4		2.6	
Average Household Income	105,034		103,610		97,717	
Median Household Income	96,852		89,207		86,378	
Housing Units 2014	6,791		31,821		67,374	
Owner-Occupied	4,757	70.05	17,441	54.81	39,186	58.16
Renter-Occupied	1,878	27.65	12,759	40.10	24,917	36.98
Vacant Units	153	2.25	1,613	5.07	3,260	4.84
Projected Housing Units 2019	7,268		34,065		72,207	
Owner-Occupied	5,093	70.07	18,665	54.79	41,946	58.09
Renter-Occupied	2,003	27.56	13,641	40.04	26,684	36.95
Vacant Units	169	2.33	1,749	5.13	3,555	4.92

Source: Scan/US, Inc. Estimates. © 2014 Scan/US, Inc. All rights reserved.

Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

INFORMATION ABOUT BROKERAGE SERVICES

Before working with a real estate broker, you should know that the duties of a broker depend on whom the broker represents. If you are a prospective seller or landlord (owner) or a prospective buyer or tenant (buyer), you should know that the broker who lists the property for sale or lease is the owner's agent. A broker who acts as a subagent represents the owner in cooperation with the listing broker. A broker who acts as a buyer's agent represents the buyer. A broker may act as an intermediary between the parties if the parties consent in writing. A broker can assist you in locating a property, preparing a contract or lease, or obtaining financing without representing you. A broker is obligated by law to treat you honestly.

IF THE BROKER REPRESENTS THE OWNER:

The broker becomes the owner's agent by entering into an agreement with the owner, usually through a written - listing agreement, or by agreeing to act as a subagent by accepting an offer of subagency from the listing broker. A subagent may work in a different real estate office. A listing broker or subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first. The buyer should not tell the owner's agent anything the buyer would not want the owner to know because an owner's agent must disclose to the owner any material information known to the agent.

IF THE BROKER REPRESENTS THE BUYER:

The broker becomes the buyer's agent by entering into an agreement to represent the buyer, usually through a written buyer representation agreement. A buyer's agent can assist the owner but does not represent the owner and must place the interests of the buyer first. The owner should not tell a buyer's agent anything the owner would not want the buyer to know because a buyer's agent must disclose to the buyer any material information known to the agent.

IF THE BROKER ACTS AS AN INTERMEDIARY:

A broker may act as an intermediary between the parties if the broker complies with The Texas Real Estate License

Act. The broker must obtain the written consent of each party to the transaction to act as an intermediary. The written consent must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. The broker is required to treat each party honestly and fairly and to comply with The Texas Real Estate License Act. A broker who acts as an intermediary in a transaction:

- (1) shall treat all parties honestly;
- (2) may not disclose that the owner will accept a price less than the asking price unless authorized in writing to do so by the owner;
- (3) may not disclose that the buyer will pay a price greater than the price submitted in a written offer unless authorized in writing to do so by the buyer; and
- (4) may not disclose any confidential information or any information that a party specifically instructs the broker in writing not to disclose unless authorized in writing to disclose the information or required to do so by The Texas Real Estate License Act or a court order or if the information materially relates to the condition of the property.

With the parties' consent, a broker acting as an intermediary between the parties may appoint a person who is licensed under The Texas Real Estate License Act and associated with the broker to communicate with and carry out instructions of one party and another person who is licensed under that Act and associated with the broker to communicate with and carry out instructions of the other party.

IF YOU CHOOSE TO HAVE A BROKER REPRESENT YOU, you should enter into a written agreement with the broker that clearly establishes the broker's obligations and your obligations. The agreement should state how and by whom the broker will be paid. You have the right to choose the type of representation, if any, you wish to receive. Your payment of a fee to a broker does not necessarily establish that the broker represents you. If you have any questions regarding the duties and responsibilities of the broker, you should resolve those questions before proceeding.

Real estate licensee asks that you acknowledge receipt of this information about brokerage services for the licensee's records.

Buyer, Seller, Landlord or Tenant

Date

Texas Real Estate Brokers and Salespersons are licensed and regulated by the Texas Real Estate Commission (TREC). If you have a question or complaint regarding a real estate licensee, you should contact TREC at P.O. Box 12188, Austin, Texas 78711-2188 or 512-465-3960.



01A TREC NO. OP-K

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08/21/12

