

# Northshore East

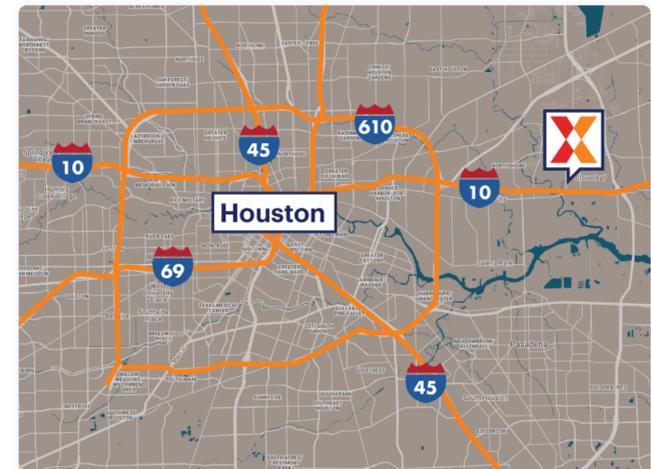
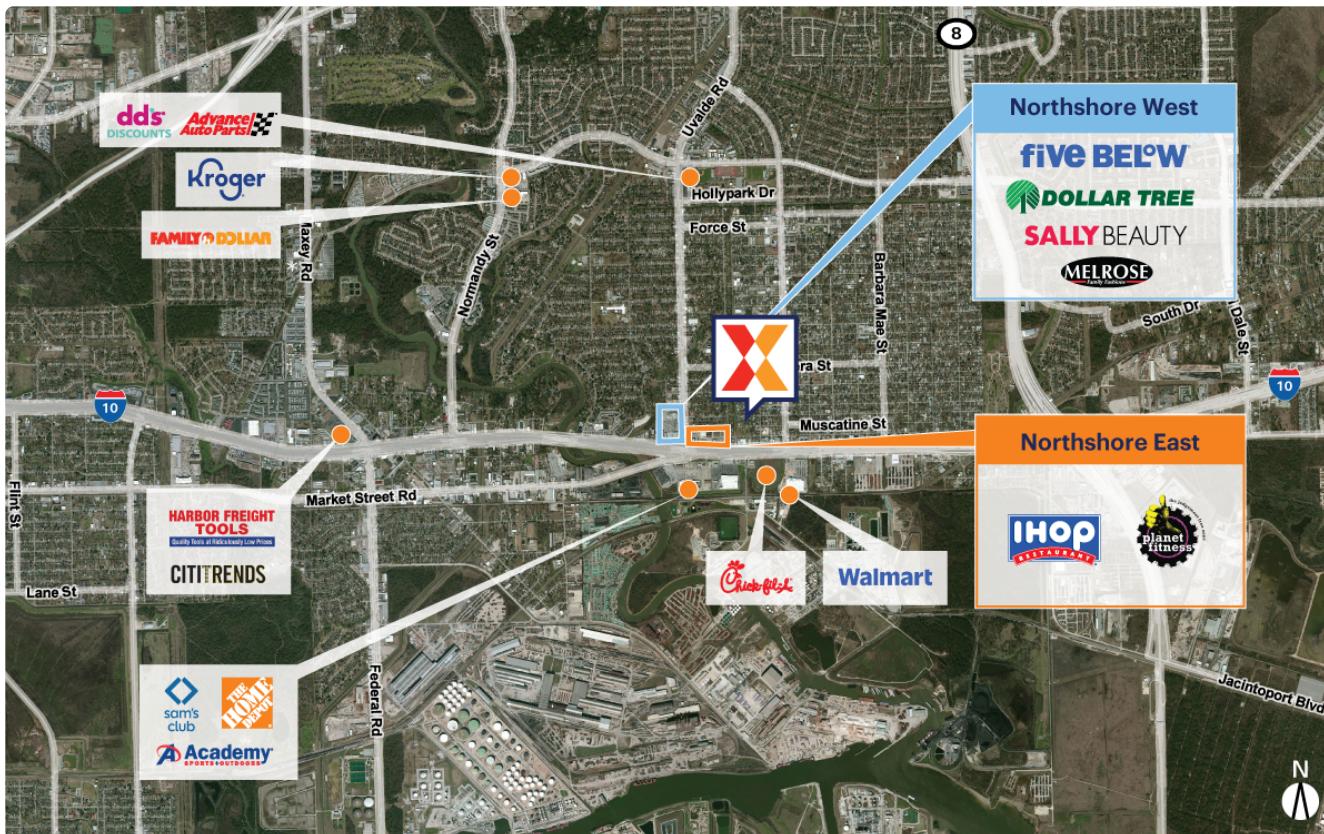
13417-13535 East Freeway | Houston, TX 77015

Harris County

Houston-Pasadena-The Woodlands, TX

89,722 Sq Ft

29.7716, -95.1846



Demographics	1 Mile	3 Miles	5 Miles
Population	10,027	89,128	180,648
Daytime Pop.	9,690	81,631	171,545
Households	2,868	27,856	55,443
Income	\$65,447	\$73,515	\$74,525

Source: Synergos Technologies, Inc. 2024

High visibility from 170K+ vehicles daily on I-10 and 28K+ vehicles daily on Uvalde Rd (Kalibrate 2019, 2022)

Surrounded by a dense population of 89K+ within a 3-mile radius, plus nearby Greens Port terminal (735 acre) and large industrial park South of I-10 on the Houston Ship Channel

Strong lineup of national brands including Planet Fitness, Nova Healthcare, IHOP and Panda Express

Part of a larger retail node with The Home Depot, Academy Sports + Outdoors & Sam's Club located on the South side of I-10



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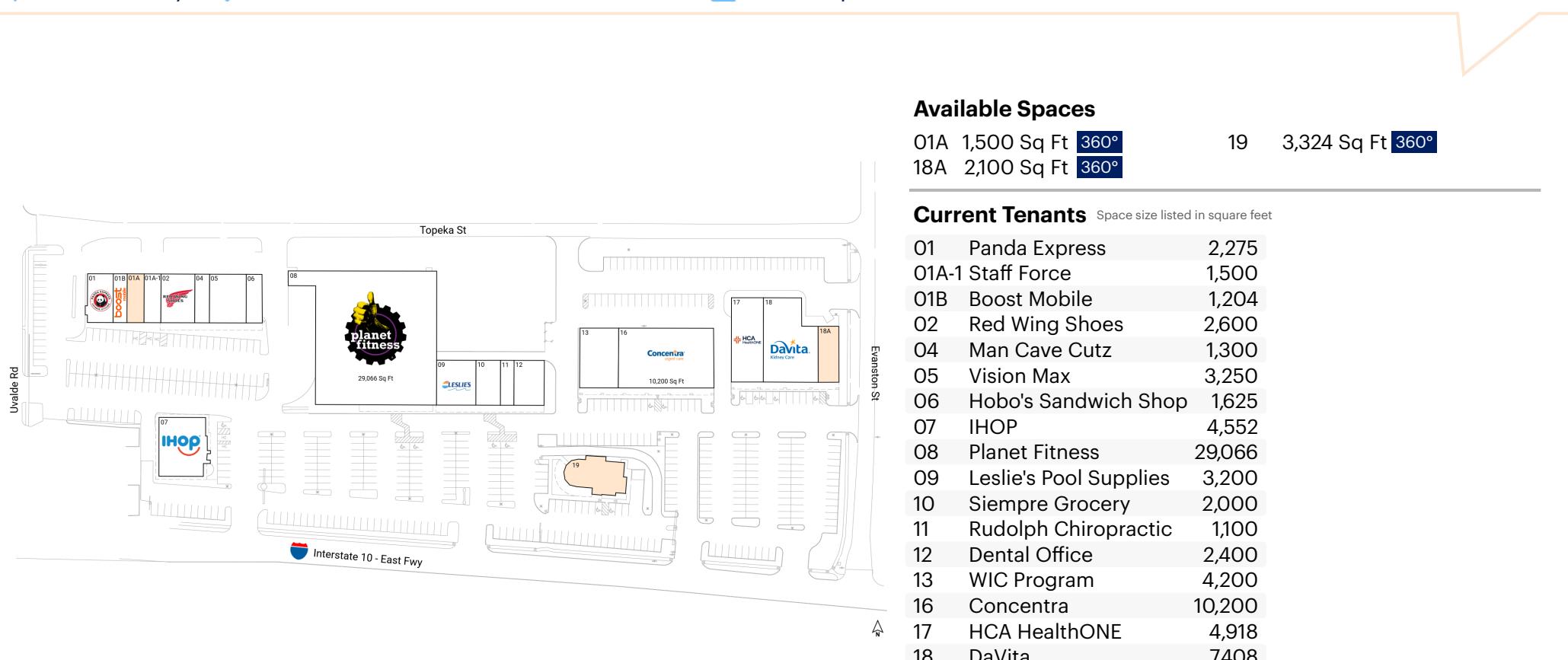
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This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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