

Lake Pointe Village

Fort Bend County Houston-Pasadena-The Woodlands, TX 162,263 Sq Ft

15900 Southwest Fwy | Sugar Land, TX 77478

29.6000, -95.6234



| Demographics | 1 Mile | 3 Miles | 5 Miles |
|--------------|-----------|-----------|-----------|
| Population | 9,504 | 80,252 | 236,431 |
| Daytime Pop. | 22,404 | 109,188 | 252,052 |
| Households | 4,163 | 28,724 | 79,388 |
| Income | \$120,139 | \$183,342 | \$156,699 |

Source: Synergos Technologies, Inc. 2024

Whole Foods-anchored center with small shop tenants including Five Guys, Torchy's Tacos, Orangetheory Fitness, Potbelly & The Joint

Highly trafficked center drawing an estimate 2.4M+ annual visits (Placer.ai 2024)

High visibility from 150K+ on Southwest Fwy and 54K+ vehicles daily on Hwy 6 (Kalibrate 2020)

Affluent and highly educated trade area with an avg household income of \$170K+ with 62% having a college education within 3 miles

Strong daytime population of 102K+ withing a 3-mile radius

Located in Sugar Land's dominant retail & mixed-use node near First Colony Mall with 7.1M+ annual visits (Placer.ai 2024), 350-bed Houston Methodist Sugar Land Hospital (Dept of Homeland Security 2024) and the Lake Pointe Regional Activity Center



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Available Spaces

| | | | | | |
|------|-------------|------|------|-------------|------|
| G300 | 2,400 Sq Ft | 360° | J100 | 5,372 Sq Ft | 360° |
| H300 | 1,887 Sq Ft | 360° | L300 | 3,116 Sq Ft | 360° |
| H400 | 1,800 Sq Ft | 360° | | | |

Current Tenants

Space size listed in square feet

| | | | | | |
|------|--------------------------------------|--------|-------|-------------------------|-------|
| C100 | Fedex Office | 1,923 | F300 | European Wax Center | 1,495 |
| C110 | Charles Schwab | 5,003 | F400 | HearUSA | 1,165 |
| D100 | T-Mobile | 3,255 | F500 | Eco Dental | 2,000 |
| D300 | IVX Health | 1,633 | G100 | SEV Laser | 1,315 |
| D400 | Emmanuel Salon | 1,868 | G200 | Pressed Juicery | 1,600 |
| D500 | Massage Heights | 2,095 | G250 | VIO Med Spa | 2,397 |
| D600 | Mani Pedi at the Isle | 2,219 | G400 | Sweetpea Smiles | 2,838 |
| D800 | Pearle Vision | 2,915 | H100 | Oma Sushi | 5,102 |
| D900 | Color Me Mine | 1,818 | H200 | Suteki BBQ Steakhouse | 3,191 |
| E100 | Petfolk | 3,195 | J500 | Taste Kitchen + Bar | 6,174 |
| E200 | Restore Hyper Wellness + Cryotherapy | 1,990 | K500 | Churrascos | 8,223 |
| E300 | Orangetheory Fitness | 2,440 | L100 | AT&T | 2,206 |
| E400 | The Woman's Hospital of Texas | 3,966 | L200 | Glo Sun Spa | 2,125 |
| E600 | Fleet Feet Sports | 3,358 | PAD A | Potbelly Sandwich Works | 2,491 |
| E700 | Snip-its | 1,500 | PAD B | Fidelity | 7,189 |
| E900 | Whole Foods Market | 50,133 | R100 | Five Guys | 2,192 |
| F100 | The Joint | 1,418 | R300 | Mathnasium | 1,088 |
| | | | R600 | Torchy's Tacos | 4,168 |

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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