



Medical/Dental Space For Lease

7122 Worcester Drive | Spring, TX 77379

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Property Highlights:

- Approximately 2,500 SF Available
- Call broker for pricing details
- Perfect for Medical/Dental Tenants (Second Generation Dental Office)
- Surrounded by the well-established communities
- Easily Accessible

Traffic Counts:

Louetta Rd East: 37,882 VPD (TXDOT 2016)

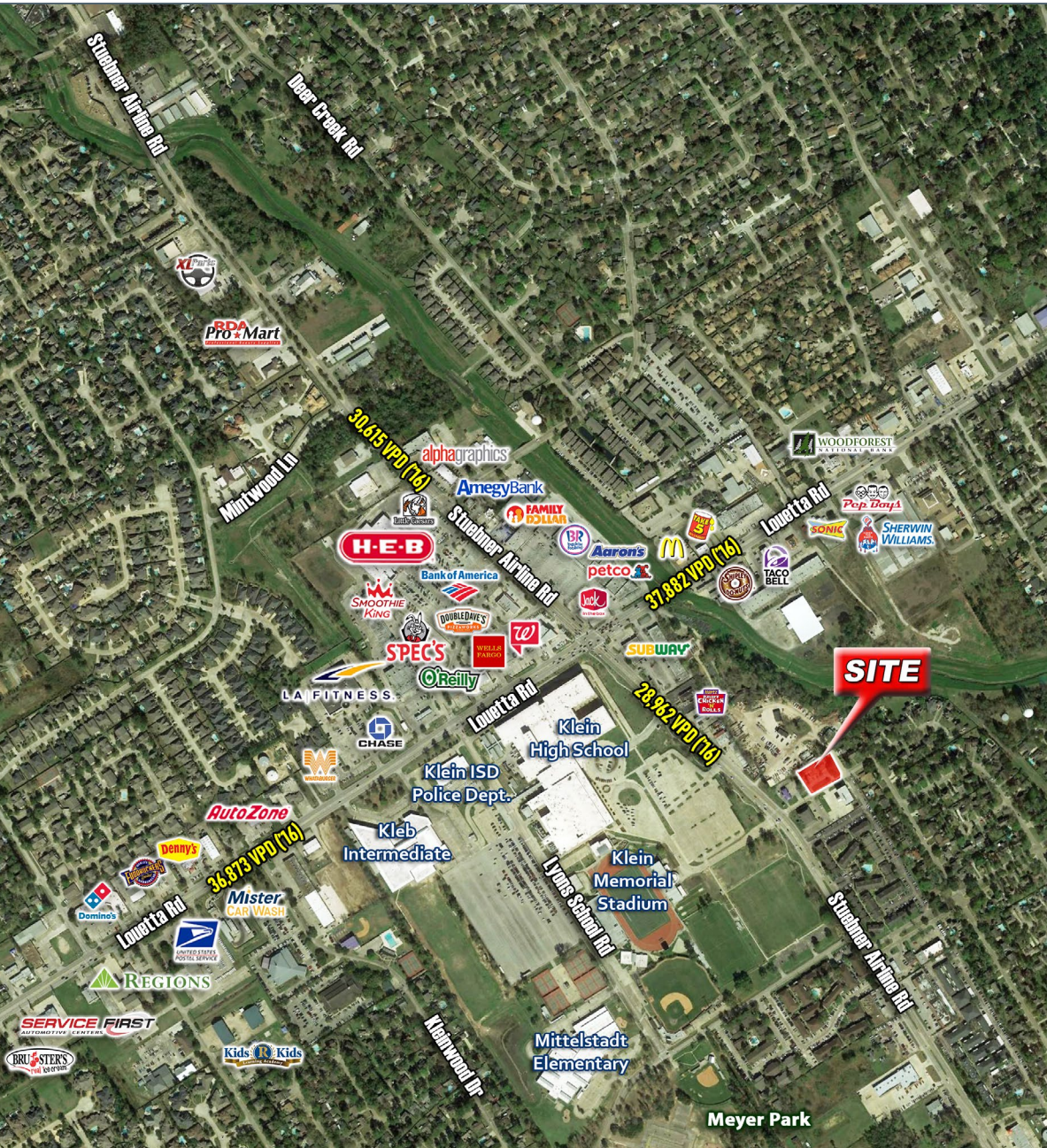
Louetta Rd West: 36,873 VPD (TXDOT 2016)

Stuebner Airline Rd North: 30,615 VPD (TXDOT 2016)

Stuebner Airline Rd South: 28,962 VPD (TXDOT 2016)

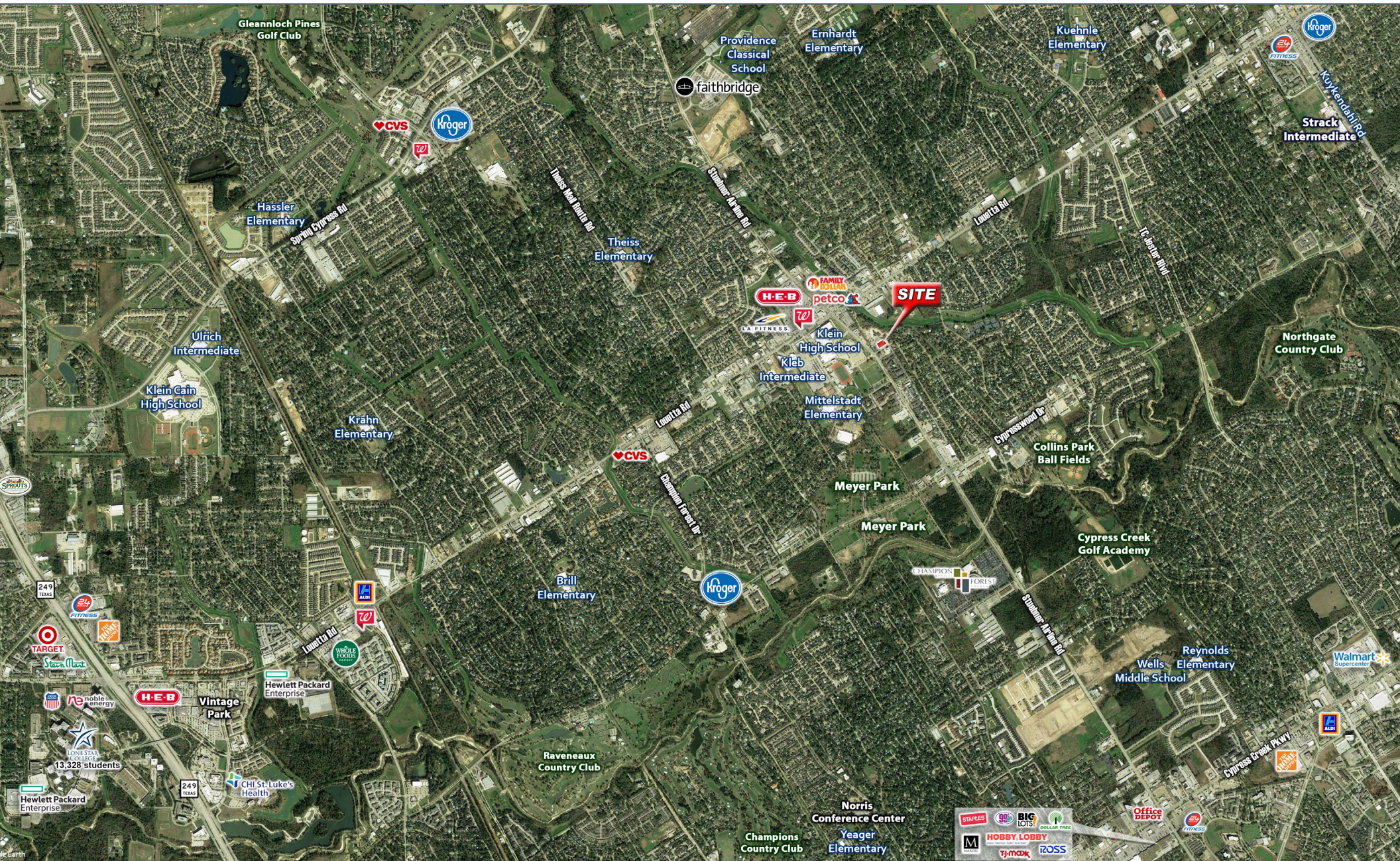
Demographics:

	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Total Population	11,514	100,397	288,874
5 Yr. Proj. Growth	5.25%	6.8%	8.55%
Daytime Population	12,814	85,790	254,772
Avg Household Income	\$108,556	\$118,809	\$103,057



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