

2192 TEXAS PARKWAY,
MISSOURI CITY, TX 77489

FOR LEASE



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Contact us for more information





Property Highlights

**2192 TEXAS PARKWAY,
MISSOURI CITY, TX 77489**

- Available space 1,088 - 13,073 SF
- Total land size 7.62 Acre Lot
- Premiere accessibility and visibility
- Year built - 1984
- Prime shopping center located at hard corner of major Texas PKY intersection
- Independence Blvd 6,891 CPD
Texas Pkwy 32,229 CPD

Property Highlights

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SPACE	SIZE
2194 A	13,073 SF
2188 B-C	3,692 SF
2188 A	1,558 SF
2186	1,592 SF
2174	1,194 SF
2172	2,393 SF
2166 A	1,088 SF
2164	2,114 SF
2124	1,436 SF





Demographics

	1 MILE	3 MILES	15 MIN. DRIVE
POPULATION	16,558	94,057	535,904
HOUSEHOLDS	5,275	31,079	179,349
MEDIAN AGE	37.70	38	35.70
MEDIAN HH INCOME	\$72,493	\$70,301	\$65,942
DAYTIME EMPLOYEES	3,185	20,425	262,051
POPULATION GROWTH '22 - '27	↑ 17.36%	↑ 16.15%	↑ 7.01%
HOUSEHOLD GROWTH '22 - '27	↑ 17.12%	↑ 15.93%	↑ 6.68%

Traffic Counts

COLLECTION ST	CROSS ST	TRAFFIC VOL	LAST MEA	DISTANCE
Independence Blvd	Quail PI Dr W	4,363	2022	0.07 mi
Texas Pkwy	Independence Blvd S	17,767	2022	0.10 mi
Texas Pkwy	Grand PkDr N	38,034	2022	0.12 mi
Independence Blvd	Texas Pkwy W	9,384	2022	0.15 mi
Texas Pkwy	Independence Blvd N	22,224	2022	0.16 mi
Grand Park Dr	Texas Pkwy E	2,854	2022	0.19 mi
Grand Park Dr	Texas Pkwy W	2,858	2022	0.22 mi
Columbia Blue Dr	Independence Blvd SE	1,890	2022	0.31 mi
Independence Blvd	Grand PkDr NE	9,106	2022	0.31 mi
Independence Blvd	Columbia Blue Dr NE	1,365	2022	0.33 mi



BOY'S
ER SHOP



D Pharmacy

metro
by T-Mobile

ADVANCE AMERICA
CASH ADVANCE



PARKING LOT



AERIAL VIEW



Little Caesars

H&R
BLOCK



Walgreens



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