

The Plazas at Alden Bridge

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7901 Research Forest Drive, The Woodlands, Texas



AMENITIES

- Ample Parking
- Great Location with Easy Access
- Dense Residential Population

PROPERTY INFORMATION

Community Retail Center

GLA: 21,700 SF

Rates: \$18.00 SF/YR

NNN: \$ 6.60 SF/YR (est.)

Terms: 3-5 years

AVAILABLE SUITES

Suite 400 1,131 SF

Suite 1100 1,895 SF

DEMOGRAPHICS

POPULATION

3 mile: 62,526

5 mile: 100,756

MEDIAN HOUSEHOLD INCOME

1 mile: \$155,907

3 mile: \$125,690

Source—Loopnet.com, 2011

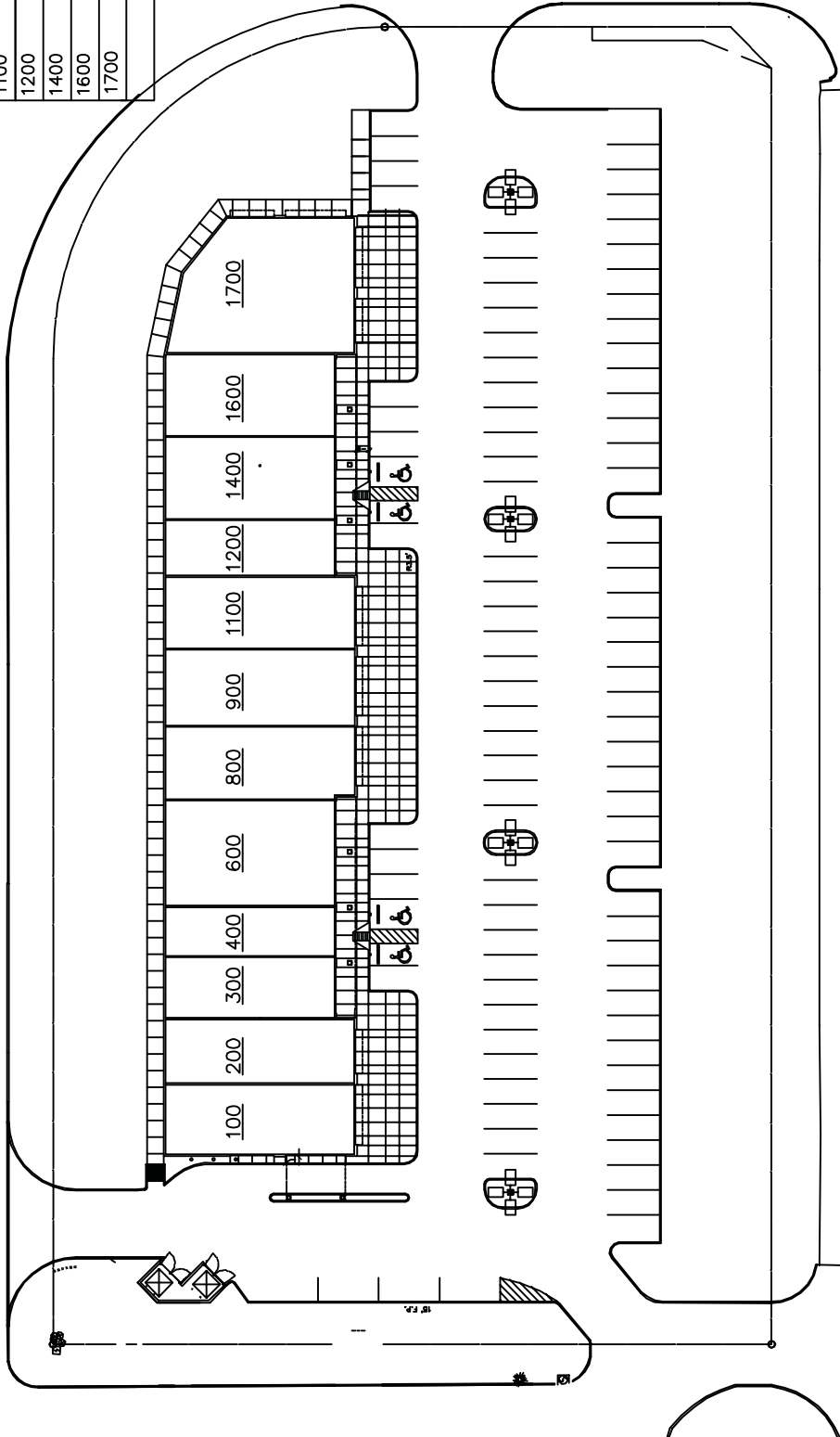
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THE PLAZAS AT ALDEN BRIDGE
7901 RESEARCH FOREST DR.
THE WOODLANDS, TEXAS 77382

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ALDEN BEND DR.



#	TENANT	SQ. FT.
100	SHIPLEY'S DONUTS	1,874
200	CIVIC BALLET COMPANY	1,631
300	DOMINOS PIZZA	1,382
400	ALLSTATE/AVAILABLE	1,131
600	BEAUTIFUL U DAY SPA	2,480
800	DR. BUTTROSS D.D.S.	1,890
900	VILLAGE CHIROPRACTIC	1,763
1100	AVAILABLE	1,895
1200	POOL SUPPLY	1,170
1400	DR. LUIS DIAZ M.D.P.A.	1,951
1600	CHINA BRIDGE	1,860
1700	WELLS FARGO	3,080
TOTAL		22,107

RESEARCH FOREST DRIVE

← TO INTERSTATE -45



DEVELOPMENT SYNOPSIS

PARCEL	LAND AREA	BLDG. AREA	PARKING PROVIDED	PARKING RATIO	DENSITY
RETAIL	120,860 S.F.	22,107 S.F.	100 CARS	4.3 /1000	18.2 %