

SHOPPING CENTER - FOR LEASE

8244 Antoine Dr, Houston, TX 77088



Danny Nguyen, CCIM

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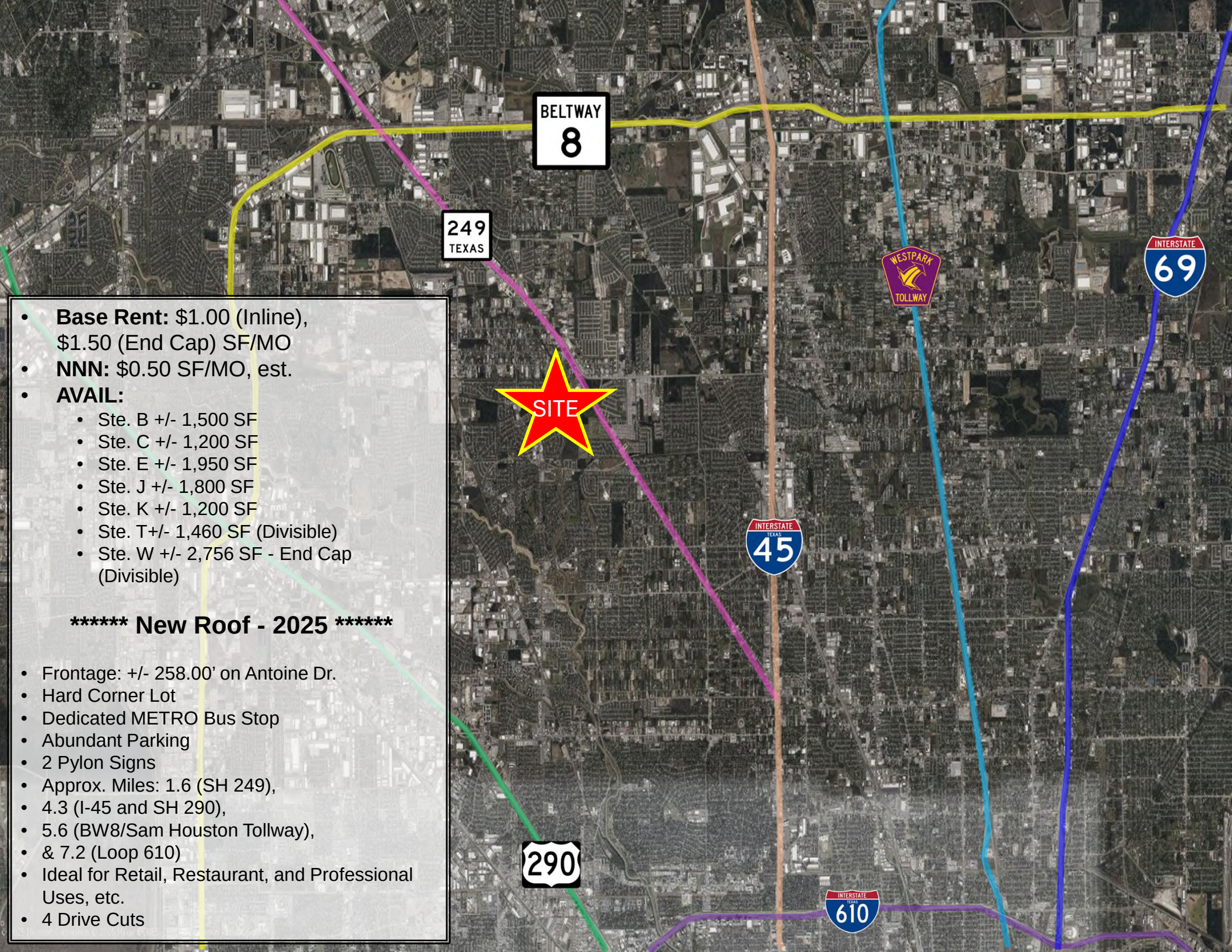


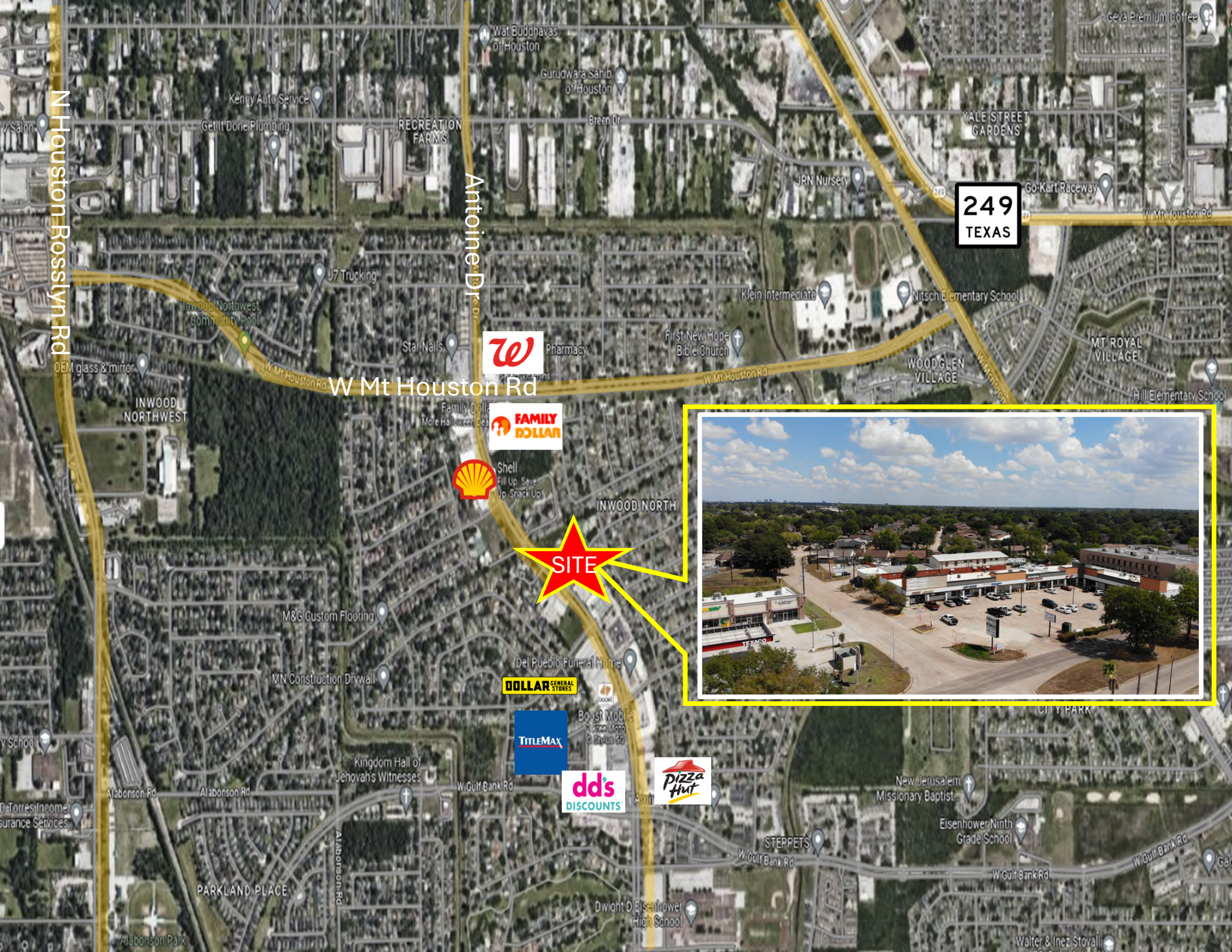
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- **Base Rent:** \$1.00 (Inline), \$1.50 (End Cap) SF/MO
- **NNN:** \$0.50 SF/MO, est.
- **AVAIL:**
 - Ste. B +/- 1,500 SF
 - Ste. C +/- 1,200 SF
 - Ste. E +/- 1,950 SF
 - Ste. J +/- 1,800 SF
 - Ste. K +/- 1,200 SF
 - Ste. T +/- 1,460 SF (Divisible)
 - Ste. W +/- 2,756 SF - End Cap (Divisible)

******* New Roof - 2025 *******

- Frontage: +/- 258.00' on Antoine Dr.
- Hard Corner Lot
- Dedicated METRO Bus Stop
- Abundant Parking
- 2 Pylon Signs
- Approx. Miles: 1.6 (SH 249), 4.3 (I-45 and SH 290), 5.6 (BW8/Sam Houston Tollway), & 7.2 (Loop 610)
- Ideal for Retail, Restaurant, and Professional Uses, etc.
- 4 Drive Cuts







8244 AN TOINE DR
CHERRY FOOD STORE
TRINITY URGENT CARE
SAFETY FIRST
DRIVING SCHOOL
NET RONG
LEADING 713-219-5400

TRINITY
URGENT CARE

Antoine Dr



Antoine Dr



Safety First Driving
School & Texas...

Convenience
Store

Available
+/- 1,500 SF

Available
+/- 1,200 SF

Tattoo

Available
+/- 1,980

Driving School

Available
+/- 1,800 SF

Available
+/- 1,200 SF

Antoine
Arcade
Room

Available
+/- 1,980 SF

Available
+/- 2,768 SF
(Divisible)



**Suite B
+/-1,500 SF**





Suite C
+/-1,200 SF





Suite E
+/-1,950 SF



Suite J
+/-1,800 SF





Suite T
+/- 1,460 SF
(Divisible)





Suite W
+/- 2,756 SF
(Divisible)

