

## RETAIL FOR SALE

# 4630 PERRY STREET

4630 Perry Street, Houston, TX 77021



### PROPERTY DESCRIPTION

7,706 Square Feet Building on 20,000 Sq Ft Lot size For Sale  
Property Sold "As Is."

### PROPERTY HIGHLIGHTS

- Corner Lot
- 20,000 Square Feet Lot
- Free Standing Building
- Fenced

### OFFERING SUMMARY

Sale Price:	\$425,000
Lot Size:	20,000 SF
Building Size:	7,706 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	419	1,686	5,964
Total Population	903	3,704	13,176
Average HH Income	\$28,320	\$31,352	\$42,351

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

**RECY DUNN**  
Commercial Broker & Director KW Commercial Professionals  
O: 832.541.7466  
C: 832.541.7466  
askrecy@kwcommercial.com  
TX #614951

**KW COMMERCIAL**  
8344 Spring Cypress Rd.  
Spring, TX 77379

Each Office Independently Owned and Operated [kwcommercial.com](http://kwcommercial.com)



**RETAIL FOR SALE**

# 4630 PERRY STREET

4630 Perry Street, Houston, TX 77021



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

**RECY DUNN**  
Commercial Broker & Director KW Commercial Professionals  
O: 832.541.7466  
C: 832.541.7466  
askrecy@kwcommercial.com  
TX #614951

**KW COMMERCIAL**  
8344 Spring Cypress Rd.  
Spring, TX 77379

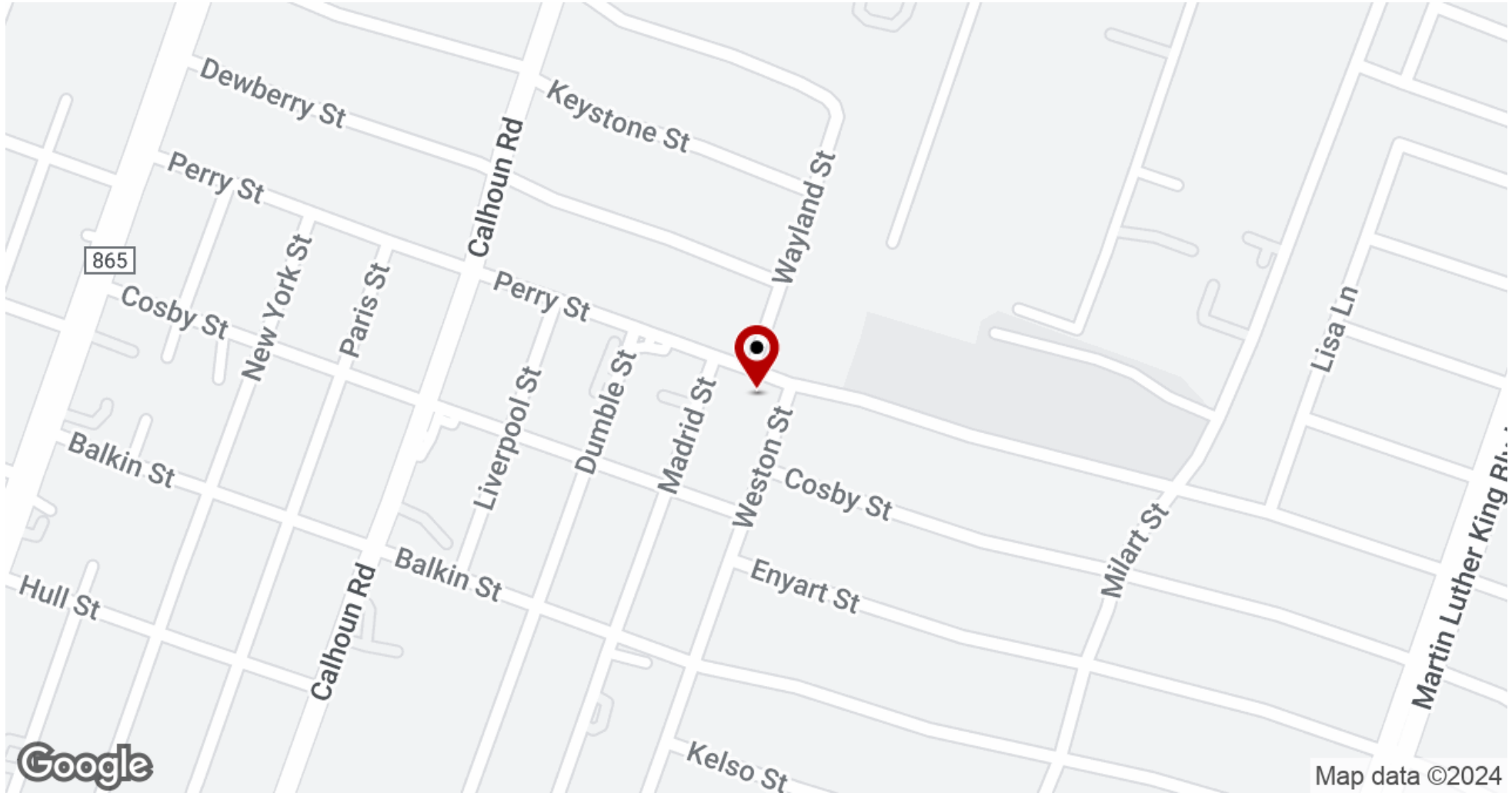
Each Office Independently Owned and Operated [kwcommercial.com](http://kwcommercial.com)



**RETAIL FOR SALE**

# 4630 PERRY STREET

4630 Perry Street, Houston, TX 77021



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

**RECY DUNN**  
Commercial Broker & Director KW Commercial Professionals  
O: 832.541.7466  
C: 832.541.7466  
askrecy@kwcommercial.com  
TX #614951

**KW COMMERCIAL**  
8344 Spring Cypress Rd.  
Spring, TX 77379

Each Office Independently Owned and Operated [kwcommercial.com](http://kwcommercial.com)

## RETAIL FOR SALE

# 4630 PERRY STREET

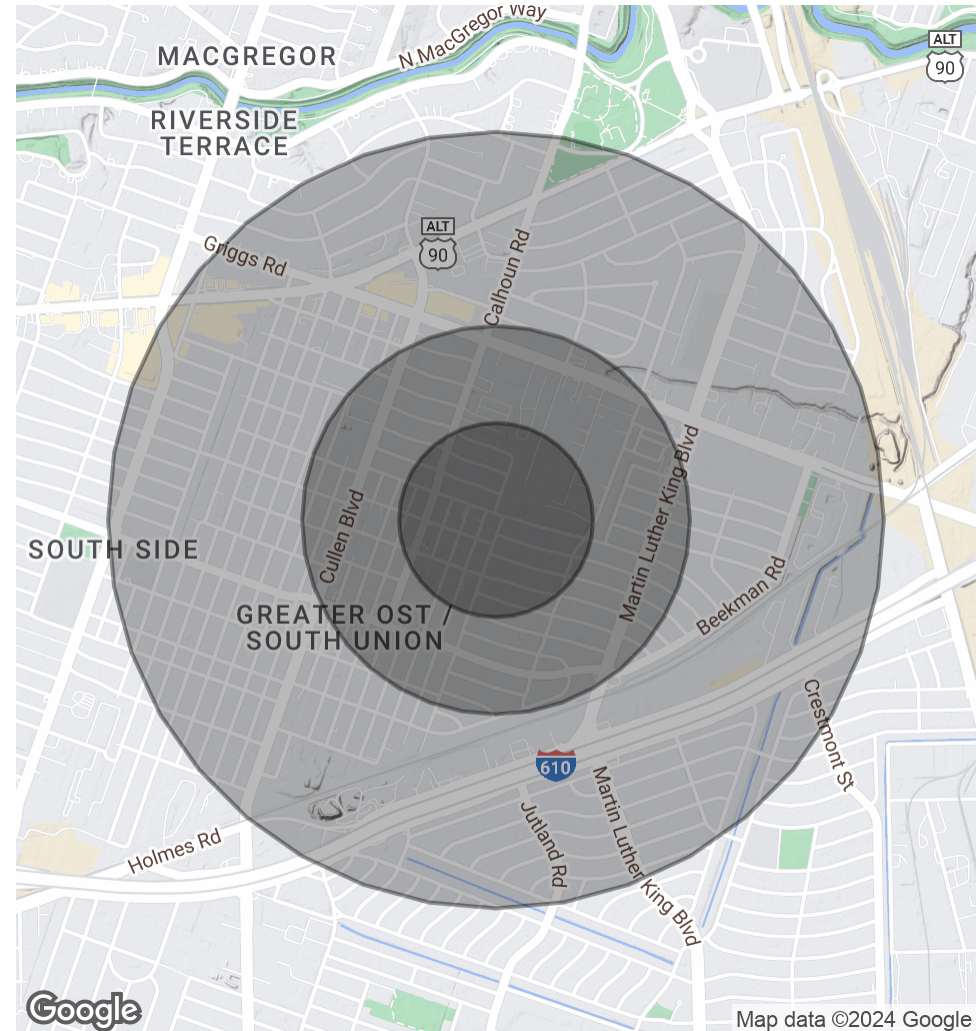
4630 Perry Street, Houston, TX 77021



POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	903	3,704	13,176
Average Age	45.3	44.0	38.8
Average Age (Male)	34.8	38.9	37.9
Average Age (Female)	48.1	43.1	37.7

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	419	1,686	5,964
# of Persons per HH	2.2	2.2	2.2
Average HH Income	\$28,320	\$31,352	\$42,351
Average House Value	\$65,855	\$75,068	\$110,999

2020 American Community Survey (ACS)



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

**RECY DUNN**  
Commercial Broker & Director KW Commercial Professionals  
O: 832.541.7466  
C: 832.541.7466  
askrecy@kwcommercial.com  
TX #614951

**KW COMMERCIAL**  
8344 Spring Cypress Rd.  
Spring, TX 77379

Each Office Independently Owned and Operated [kwcommercial.com](https://www.kwcommercial.com)