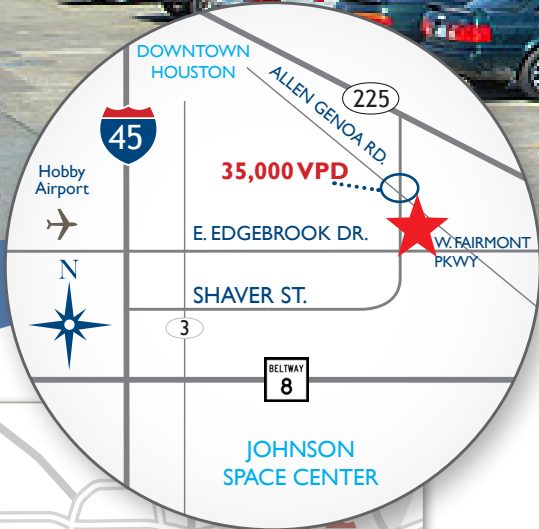


3809 Shaver Street • Pasadena, Texas 77504
21,926 SF Retail Space

NEIGHBORHOOD ♦ SHOPPING CENTER



Highlights:

- Northeast corner of Shaver Street & Edgebrook / W. Fairmont Pkwy
- 15 Stores
- Key tenants: Subway, Jackson Hewitt, Cash America, & Little Caesars
- Adjacent to South Houston High School
- Dense population
- Professional management — owner managed & leased

TRAFFIC COUNT: OVER 35,000 VPD*

Shaver St 22,000
E. Edgebrook Dr 13,000

*Source: Regis Online May 2012