

TAKE THE *Plunge*



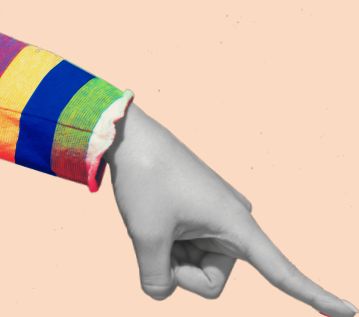
INTO DOWNTOWN HOUSTON'S

HOTTEST RETAIL INCENTIVE PROGRAM



OPPORTUNITY THAT'S ANYTHING BUT *Ordinary*





Houston's Metropolis

UNDERGROUND



**16,000 SF OF
RETAIL SPACE
WITHIN THE
HOUSTON
TUNNEL SYSTEM**

1001 FANNIN REPRESENTS AN EXCITING OPPORTUNITY
to introduce unique experiences and retail concepts to the thousands of patrons and professionals who make up the largest business district in Texas.

A haven for Downtown Houston's 150,000-person workforce and shoppers alike, the city's expansive tunnel system spans six miles, beneath 95 city blocks, to offer a dry, air-conditioned retail metropolis filled with hundreds of shops, cafes, restaurants and more.

SPACE HIGHLIGHTS

- Total Space Available: 16,000 SF
- Centrally located in the center of the Houston CBD
- Located in the dry, air-conditioned Houston Tunnel System
- Valuable access to Houston's large daytime population
- One block from MetroRail and GreenLink stops
- Direct access to the tunnel-connected garage
- Tunnel and street level signage opportunities



Tunnel

OPPORTUNITIES

- A. SUITE #MI05 1,924 RSF
- B. SUITE #MI10 1,278 RSF
- C. SUITE #MI20 1,394 RSF
- D. SUITE #MI40 3,112 RSF
- E. SUITE #MI50 620 RSF
- F. SUITE #MI70 2,107 RSF
- G. SUITE #MI90 918 RSF
- H. SUITE #MI80 982 RSF
- I. SUITE #M200 246 RSF
- J. SUITE #M220 1,685 RSF





A COMMUNITY OF OPPORTUNITY

1001 FANNIN

offers the opportunity to capitalize on one of Houston's most active and engaged communities of consumers. In a district full of affluent residents and visitors consistently seeking out new experiences, tenants can benefit from regular activation to help make their mark on this bustling area of downtown Houston.



MEDIAN AGE:
35.8

TOTAL BUSINESSES:
1,442

AVG. HH INCOME:
\$159,482



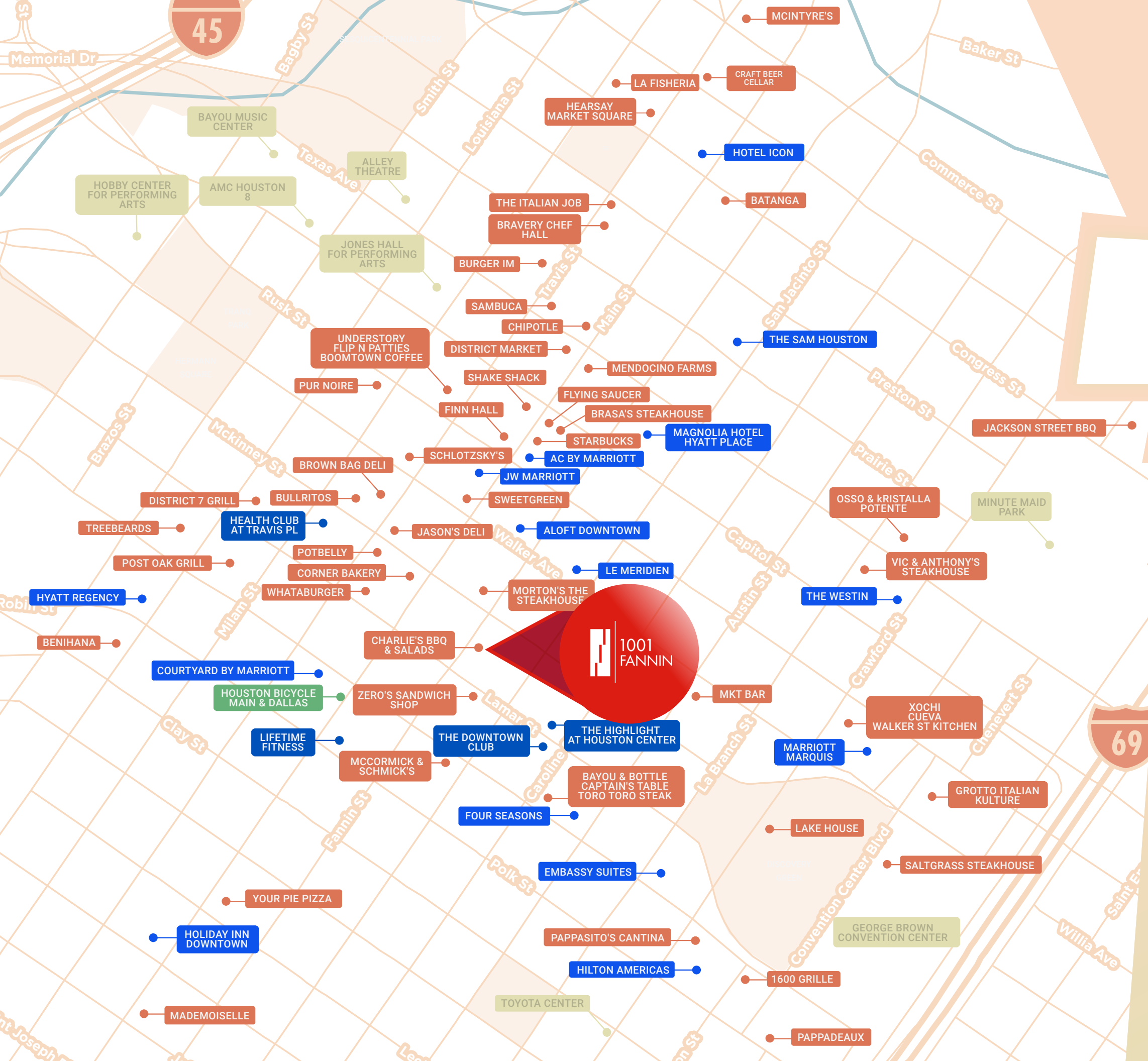
ANNUAL CONSUMER SPENDING ON RETAIL GOODS:
\$51,805,429

TOTAL EMPLOYEES:
59,353

DAYTIME POPULATION:
2,049+

POPULATION:
2,049

ANNUAL SPENDING PER HH ON DINING OUT: **\$6,749**



A Dynamic DESTINATION

SET DIRECTLY IN THE HEART OF HOUSTON'S CBD, 1001 FANNIN puts tenants squarely at the epicenter of the city's vibrant dining, shopping and entertainment activity.

Surrounded by an impressive daily population, 1001 Fannin offers tremendous exposure to a 150,000-person workforce and thousands of residents, tourists and evening visitors -- all of whom converge on Downtown Houston to soak in the city's best offerings and experiences.

Area Attractions

Within 8 blocks of 1001 Fannin

35 RESTAURANTS

20 HOTELS

8 ENTERTAINMENT VENUES

Undeniable ACCESSIBILITY

1001 FANNIN'S CONVENIENT, CENTRAL LOCATION WITHIN HOUSTON'S DOWNTOWN TUNNEL SYSTEM,

accommodating parking and quick access from the city's major interstates offer tenants tremendous accessibility to a host of different patrons traveling Houston by car, train, foot or bike.

Transit Score: 89

Walk Score: 98

Tunnel-connected garage with a 1/1,000 parking ratio

One block from MetroRail and GreenLink stops

Easy access to on-street bike lanes along the Houston

Bikeways network

2 miles off I-69

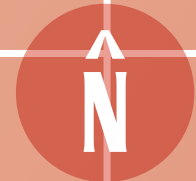
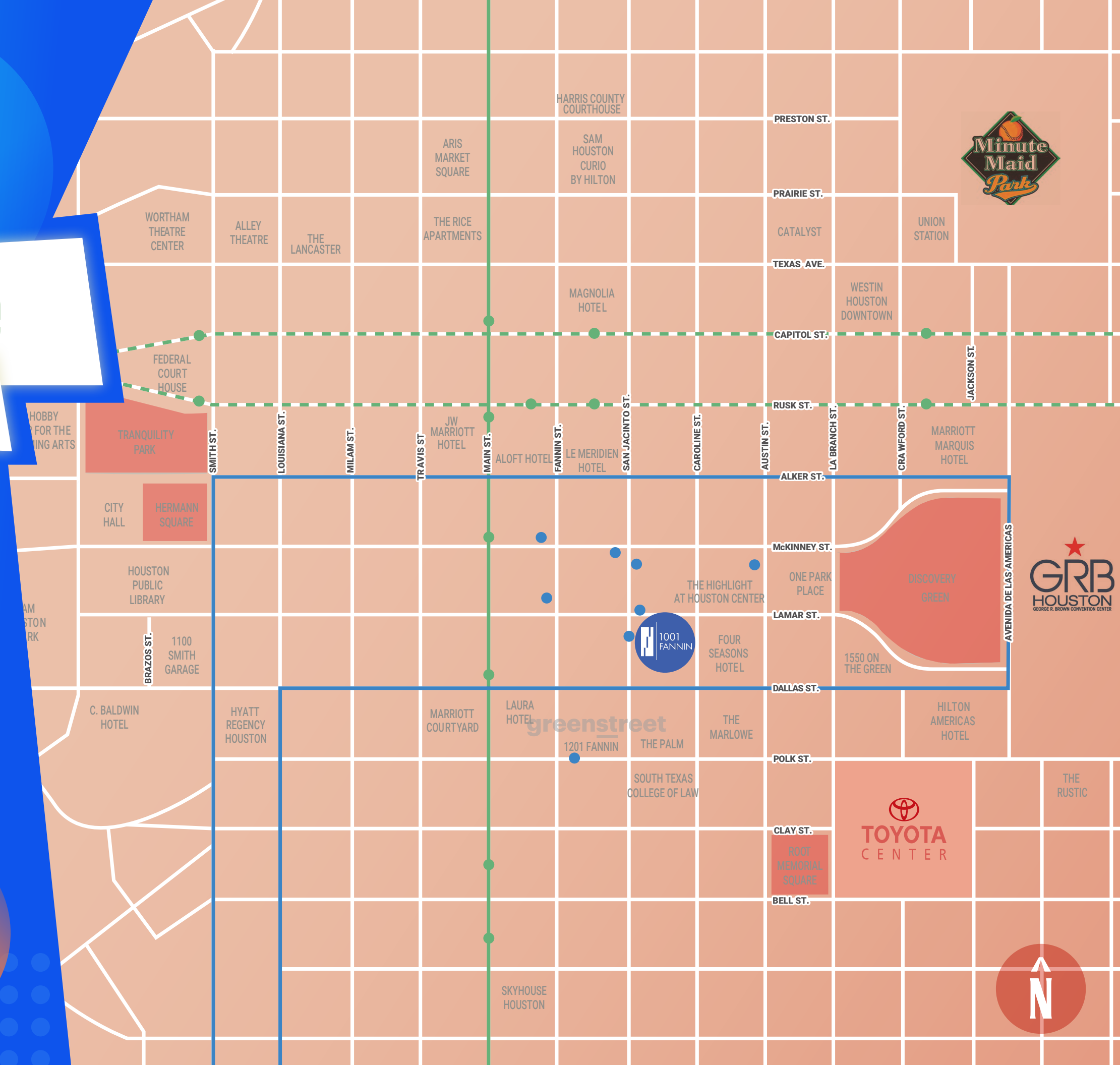
1 mile off I-45

1.5 miles off I-10

 METRO RAIL

 GREENLINK

 METRO BUS STOP



FOR MORE INFORMATION

PLEASE CONTACT

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