

4411 SAN FELIPE

HOUSTON, TX

THE retail CONNECTION

411 SAN FELIPE



4411 San Felipe Street
Houston, TX 77027

- Rare 8,117 SF second-generation restaurant opportunity for lease.
- Located at 4411 San Felipe Street in Houston's prestigious Galleria / Uptown / River Oaks submarket, one of the city's most affluent and highly trafficked trade areas.
- Situated within one of Houston's most established and proven dining corridors with limited restaurant vacancy and high barriers to entry.
- Surrounded by luxury residential communities, Class A office towers, upscale hotels, and some of Houston's highest household incomes.
- Entrance to building anchored by Park House private members club and Club Studio fitness.
- Minutes from major destinations including The Galleria, Post Oak corridor, River Oaks District, and numerous high-end retailers and restaurants.
- Centrally positioned within Houston's urban core, drawing from multiple high-income trade areas and providing exceptional customer reach.

2025 DEMOGRAPHICS	1 mile	3 mile	5 mile
Total Population	24,644	198,328	525,236
Total Households	14,480	101,661	255,441
Daytime Population	89,247	346,715	923,989
Avg. HH Income	$207,366	$175,863	$165,748
Med. HH Income	$117,277	$95,516	$92,110

AREA RESTAURANTS

Rumi's Kitchen · Buck & Rider · Mastro's Steakhouse · Sparrow Italia · uchiko · Balboa Surf Club · The Annie · il Bracco · The Henry · Steak 48 · Eataly · Mexican

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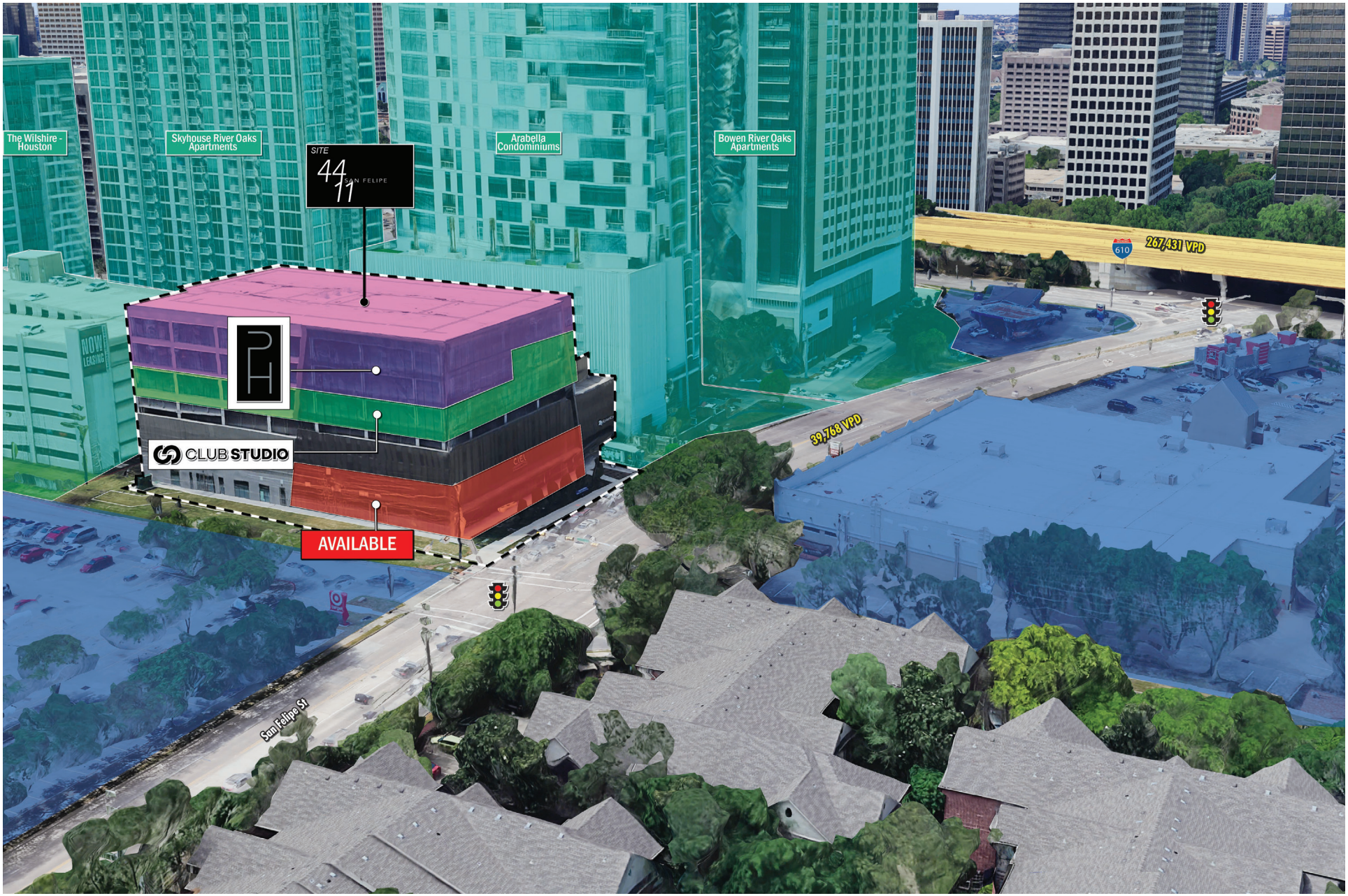
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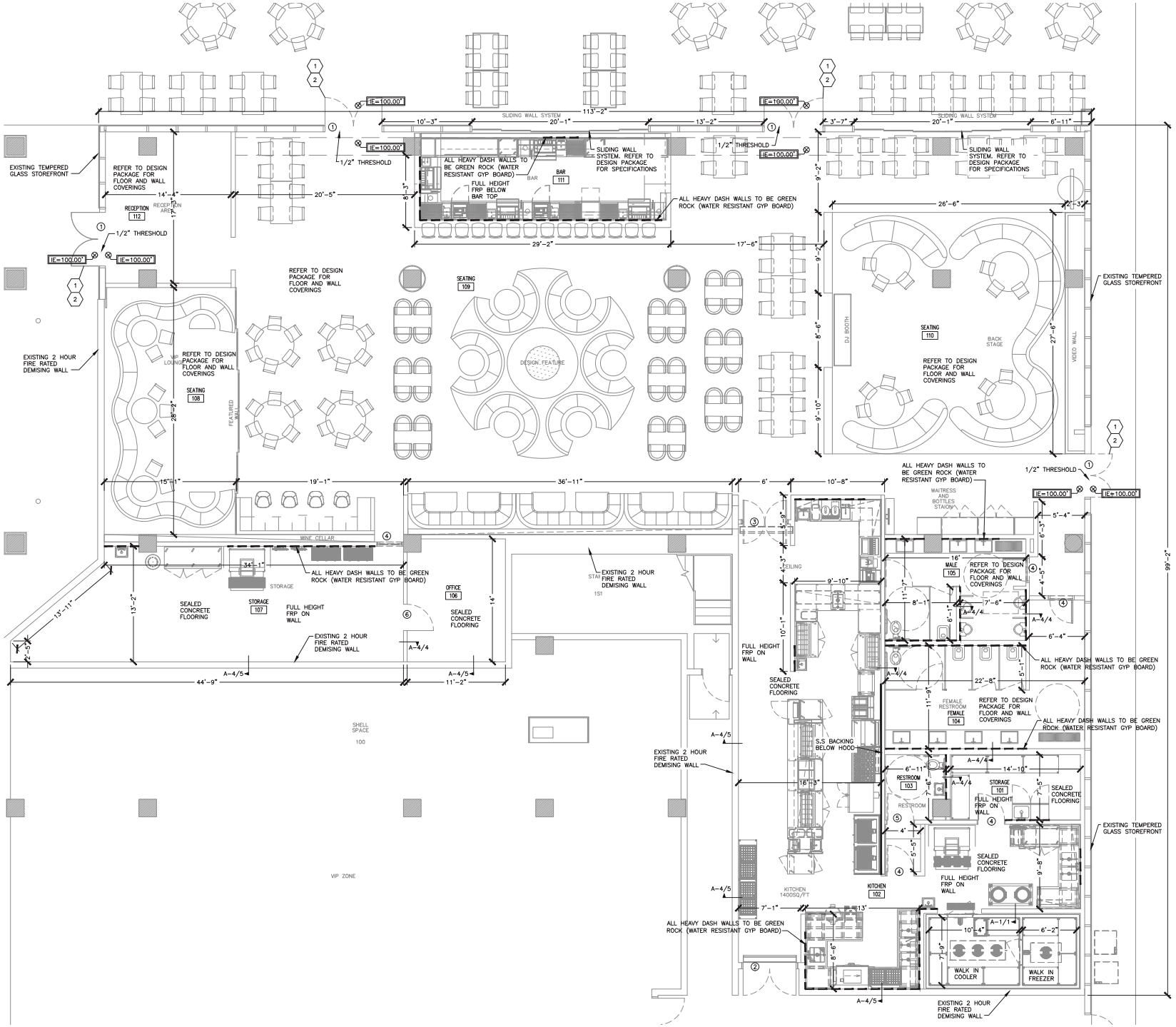
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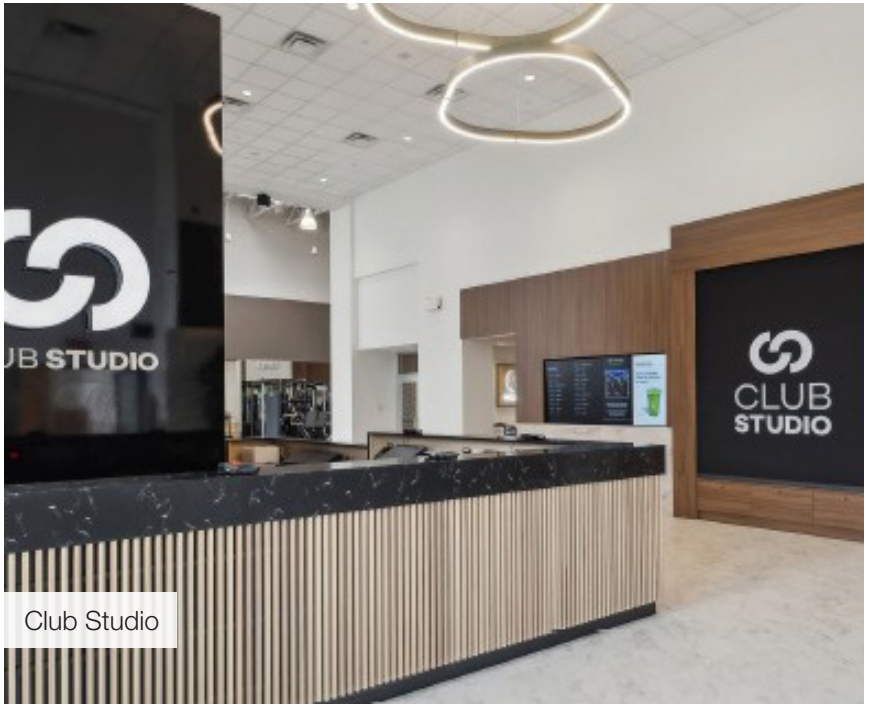
CO-TENANTS



Park House



Park House



Club Studio



Club Studio

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SAMPLE EXTERIOR MODIFICATION RENDERINGS





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