



THE CENTER AT PEARLAND PARKWAY

2650 - 2570 PEARLAND PARKWAY, PEARLAND, TX 77581

258,031 SQ FT SHOPPING CENTER



DUNHILL
PARTNERS

dunhillpartners.com | 214.373.7500

MELISSA MOORE | LEASING AGENT
972.658.7363 | mmoore@dunhillpartners.com

HIGHLIGHTS

MELISSA MOORE
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LOCATION

2650-2570 Pearland Parkway, Pearland, TX 77581

AVAILABLE SPACES

Suite 120 6,700 SF

NNN

Call for Details

TRAFFIC GENERATORS



2025 DEMOGRAPHICS



1 MILE	9,356
3 MILE	75,594
5 MILE	189,312



Daytime
Population

1 MILE	9,275
3 MILE	61,989
5 MILE	158,821



Total
Households

1 MILE	3,535
3 MILE	26,013
5 MILE	64,896



Avg HH
Income

1 MILE	\$129,405
3 MILE	\$140,987
5 MILE	\$120,963

PROPERTY PHOTOS

MELISSA MOORE
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SITE PLAN

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