

the
MiX
@ m i d t o w n

URBAN RETAIL ANCHORED
BY CLUB STUDIO

3201 LOUISIANA ST, STE 110

ENDCAP RESTAURANT SPACE FOR LEASE

±3,783 SF





IN THE MIX

Unrivaled Location

Strategically positioned at the highest-density intersection within the Midtown District, 3201 Louisiana St offers tenants superior regional access via major highway corridors. The property thrives on a dense residential and daytime population, highlighted by approximately 4,615 apartment units within a half-mile radius. This immediate consumer base supports a highly walkable environment, driving substantial and consistent foot traffic throughout both the day and evening.

This premier amenity base features high-traffic, national and regional retail brands such as Club Studio and Jinya Ramen. Backed by these strong co-tenants, the property generates the highest number of visitors of any retail destination in Midtown. Customer traffic continues to accelerate rapidly, with total visits to the building surging 42% over the past year.

PROPERTY OVERVIEW

3201 Louisiana St, Suite 110, Houston, TX 77006

LOCATED ON THE NORTHEAST CORNER OF LOUISIANA STREET AND STUART STREET



Anchored

BY LUXURY GYM, CLUB STUDIO



±3,783

SF AVAILABLE



01

STORY



2nd-Gen

RESTAURANT



Fronting

LOUISIANA ST & STUART ST



Direct Access

ENDCAP SPACE



4.13/1,000

PARKING RATIO



Attached

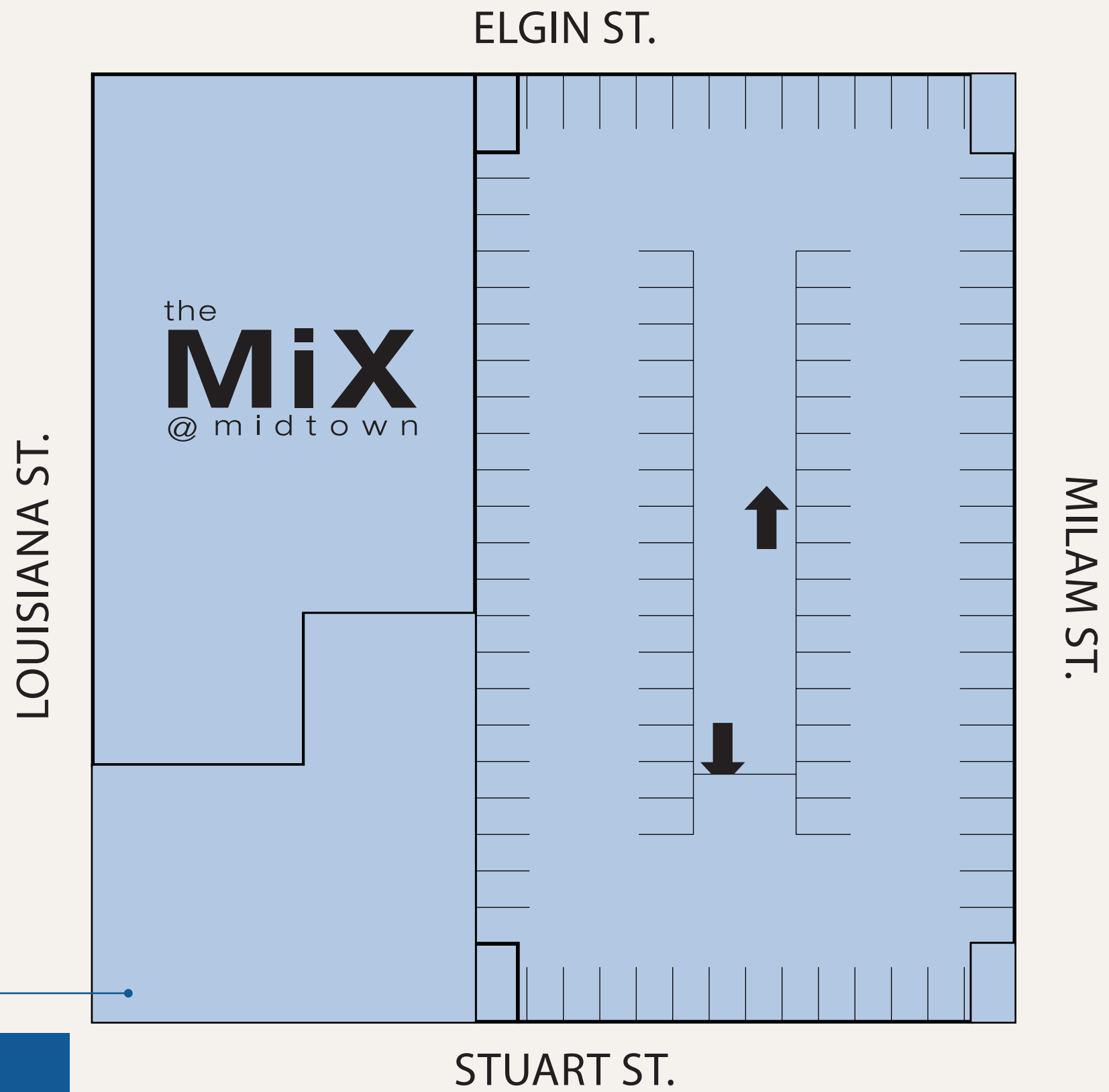
GARAGE PARKING



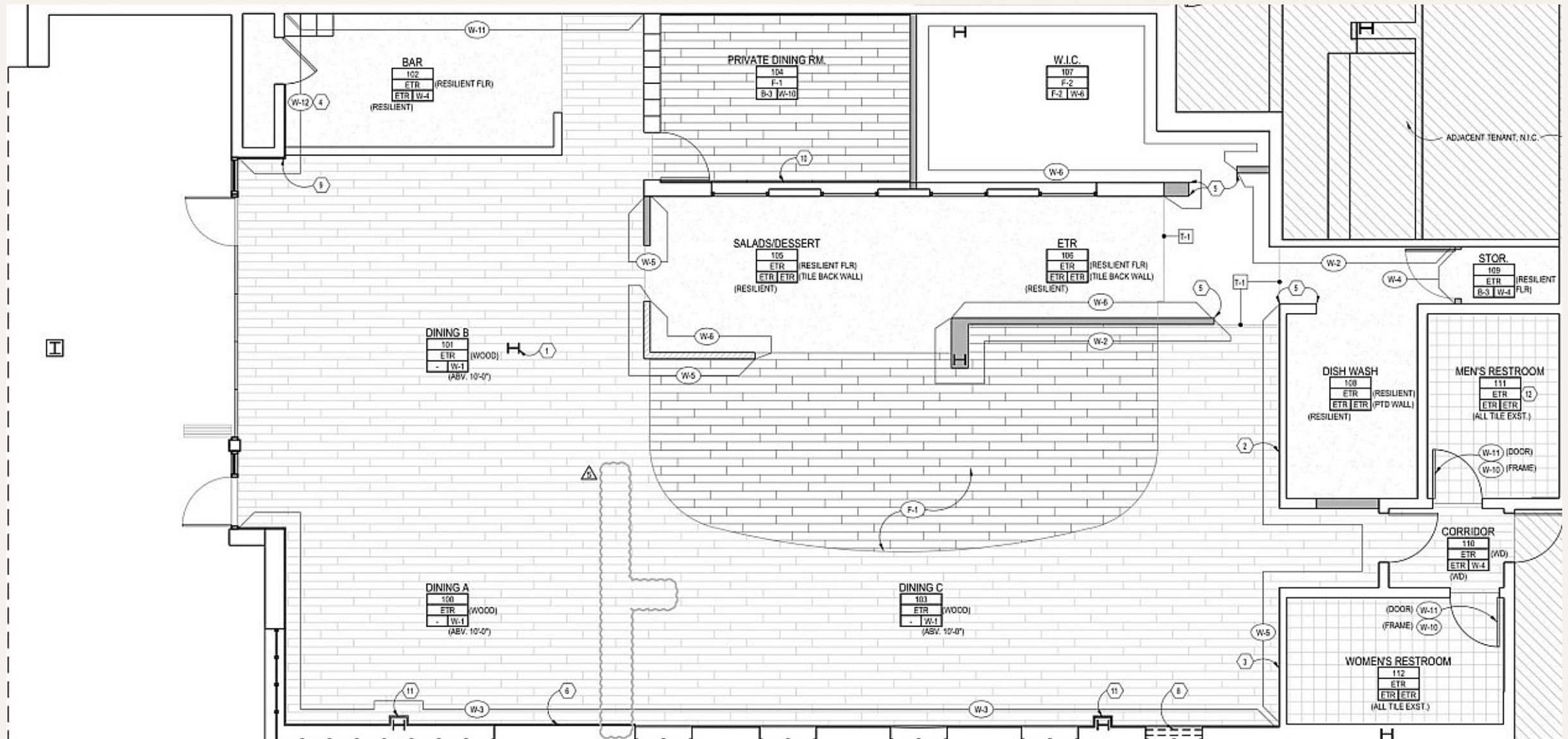
Outdoor

FRONT PATIO

SITE
3201 LOUISIANA ST, STE. 110

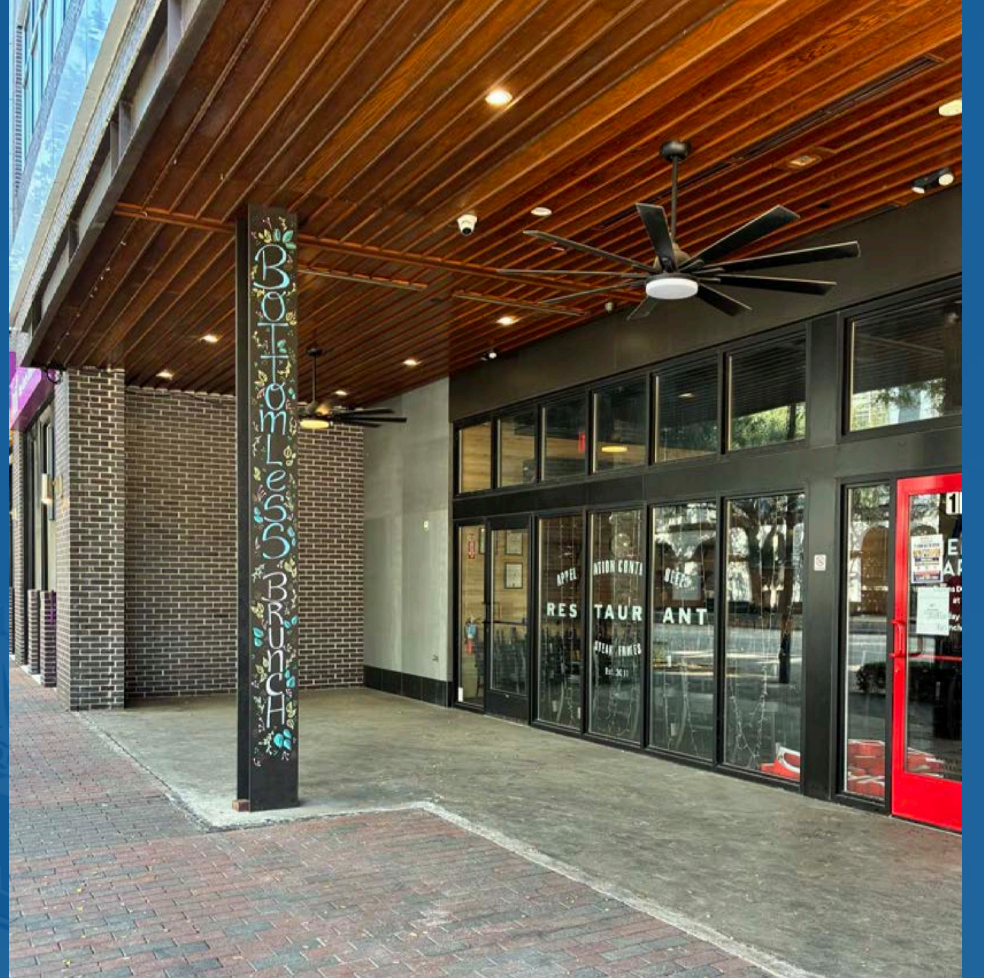


FLOOR PLAN





the
MiX
@ midtown



NEIGHBORS





Demographics

	1 MILE	3 MILES	5 MILES
2026 Total Population	37,134	237,594	540,095
2026 Total Daytime Population	42,511	408,244	758,260
2026 Average Household Income	\$127,909	\$134,594	\$125,470
2026 Median Age	35.5	35.3	35.6
2026 Average Home Value	\$438,852	\$561,845	\$537,746

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LOUISIANA ST

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