



Welcome to
the future
of retail.

WELCOME TO GREENSIDE

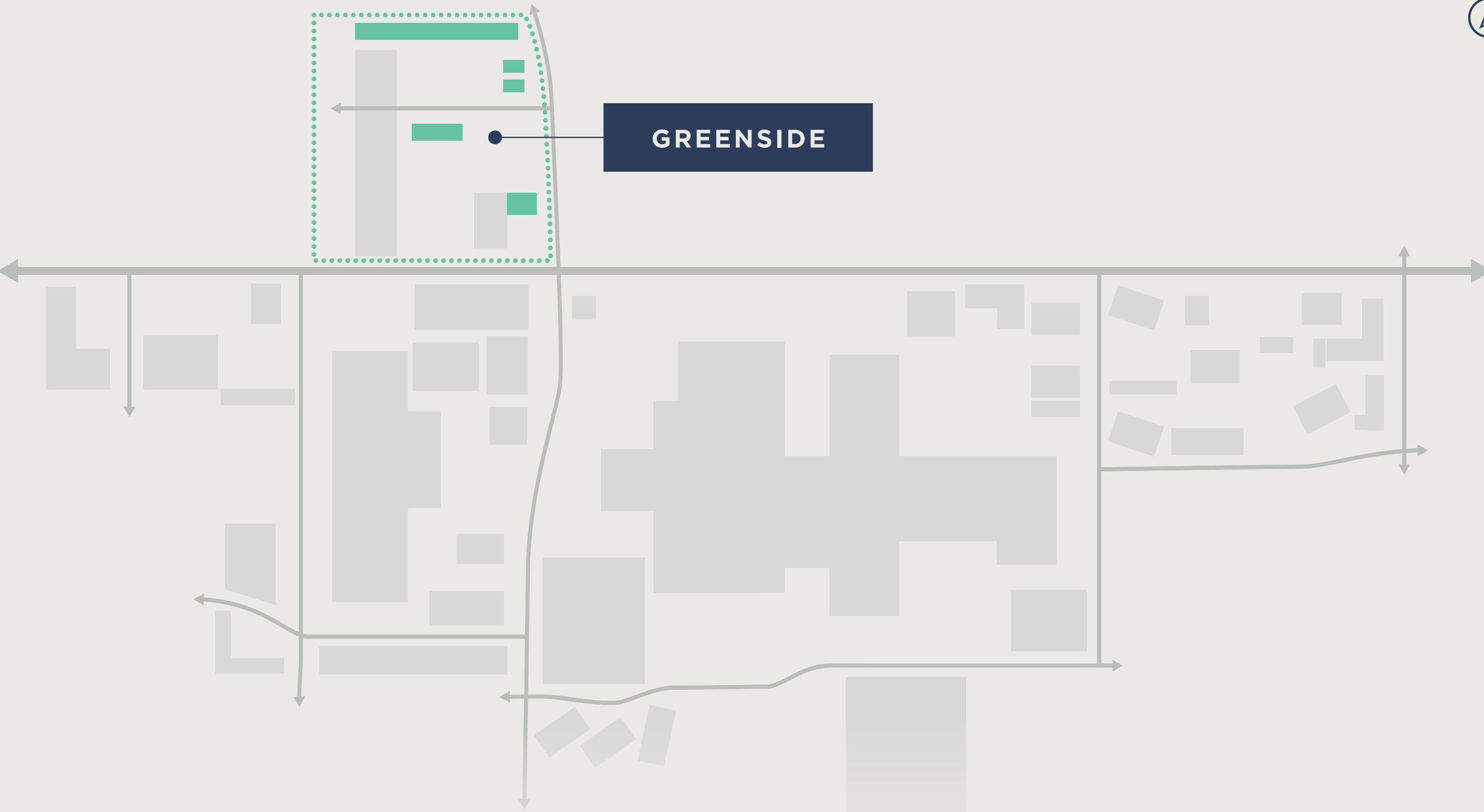




Greenside

A prime location with limitless potential.

Discover Greenside, a dynamic new development notable for its prime location and growth potential. Conveniently located just off the highway and planned for distinctive retail and office spaces, this site represents the next evolution of Memorial City.



DEVELOPMENT POTENTIAL

Greenside is poised for significant growth, making it an ideal choice for forward-thinking enterprises

RECREATIONAL & SOCIAL SPACES

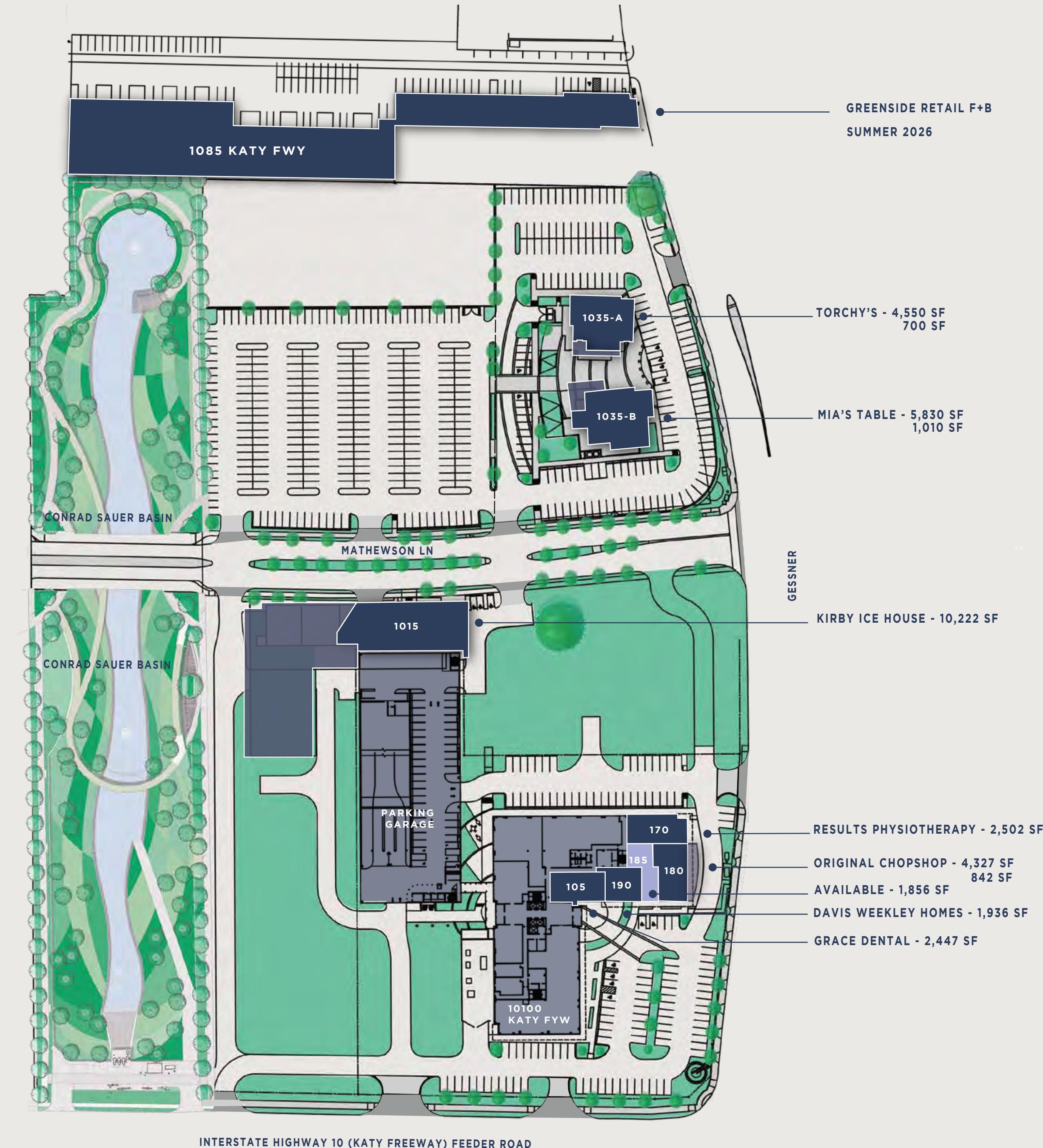
- Outdoor Jimmy's Place Park with 1/4 mile running and walking trail
- Landscaped park with outdoor seating at Mia's Table, Torchy's Tacos, Kirby Ice House, and a new ~35K retail & restaurant development opening summer 2026

GREENSIDE

Site Plan

63,218 SF

Total Property Size





GREENSIDE

Experience Greenside



Grow and connect in West Houston.

It's time to thrive in West Houston, a region marked by substantial growth and potential. Home to over 590,000 households, this area has experienced a significant population surge, indicating not just an increase in numbers, but also a flourishing community.

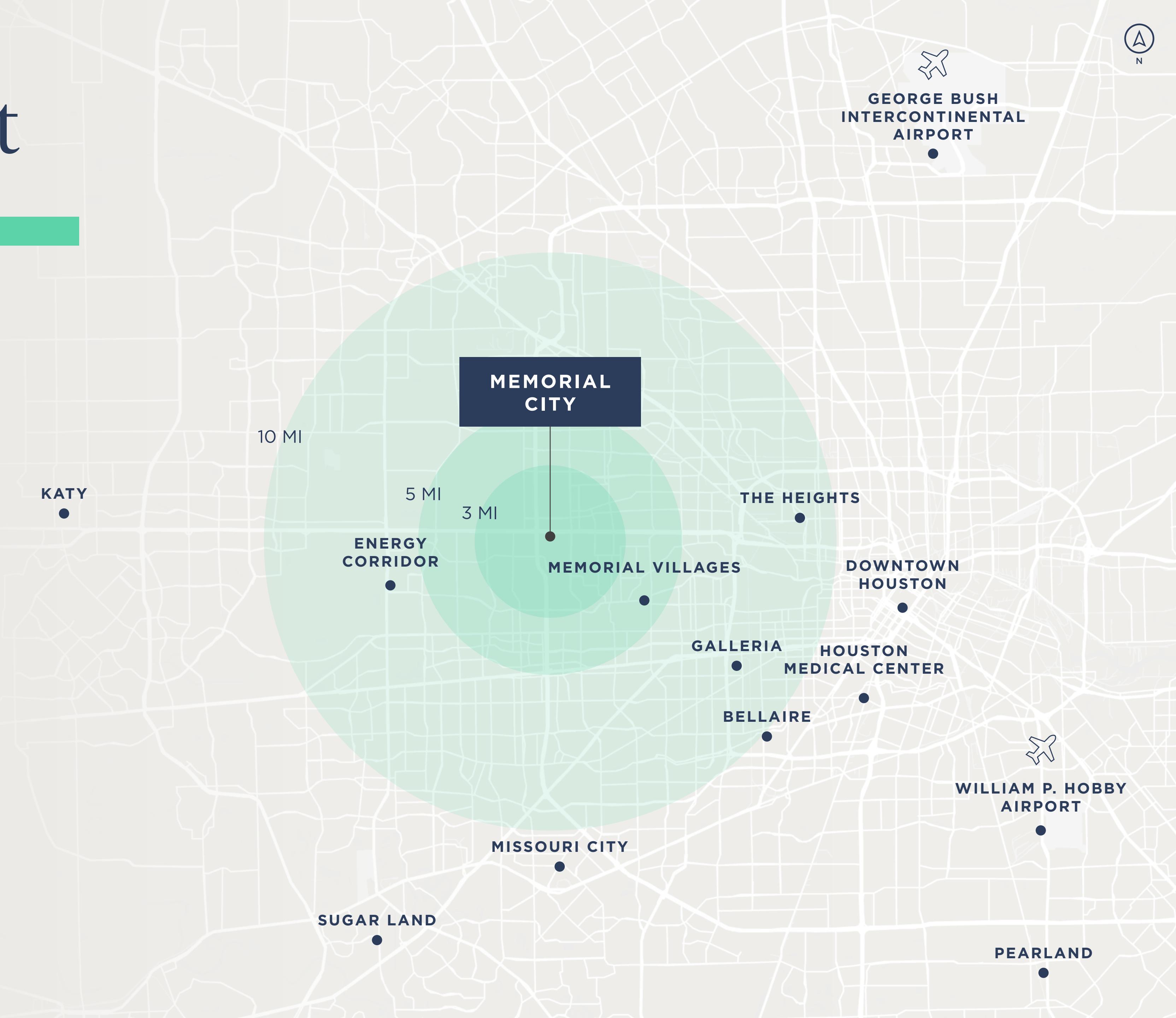
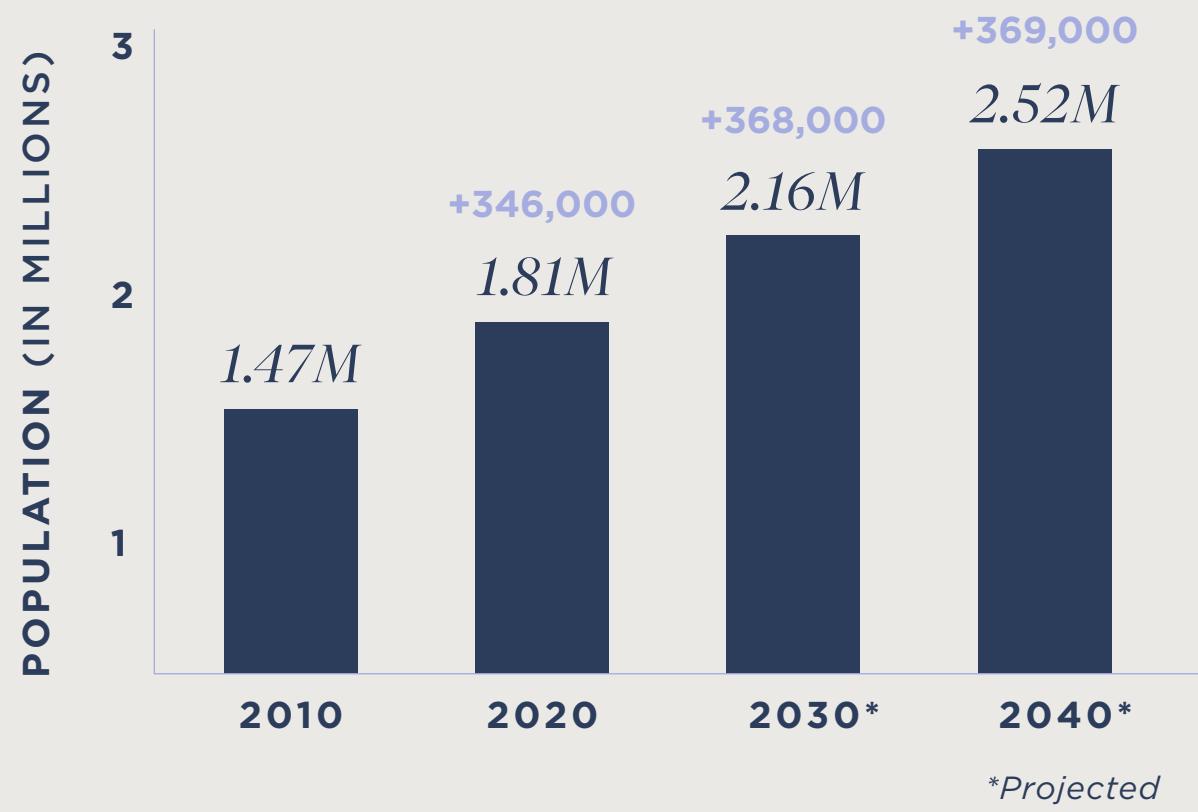
155%
West Houston population growth over 30 years

7M+
Growing population in Houston MSA

\$490B+
Growing Houston GDP

1.4M
Residents within 10 miles

\$144K
Average household income within 3 miles



The heart of West Houston's economy.



Discover Memorial City, a dynamic retail, office and residential center of West Houston's economy. Nestled in one of Houston's most affluent communities, this vibrant development is more than just a location; it's an energetic city-within-a-city, where consumers and culture connect.



534,880

Combined Daily Cars on
Interstate 10 & Beltway 8



14.5M SF

Existing & New/Proposed
Mixed-Use Developments



1.7M SF

Memorial City
Super-Regional Mall



\$960

Average Sale Per SF
at Memorial City Mall

Come shop, converge, and connect.

At the center of the affluent 77024 zip code, Memorial City is a pivotal point amidst Texas' most influential areas. As a bustling hub, it effortlessly connects you to major employment centers and its vast retail offering, luxurious communities, and landmark urban sites.

25M SF

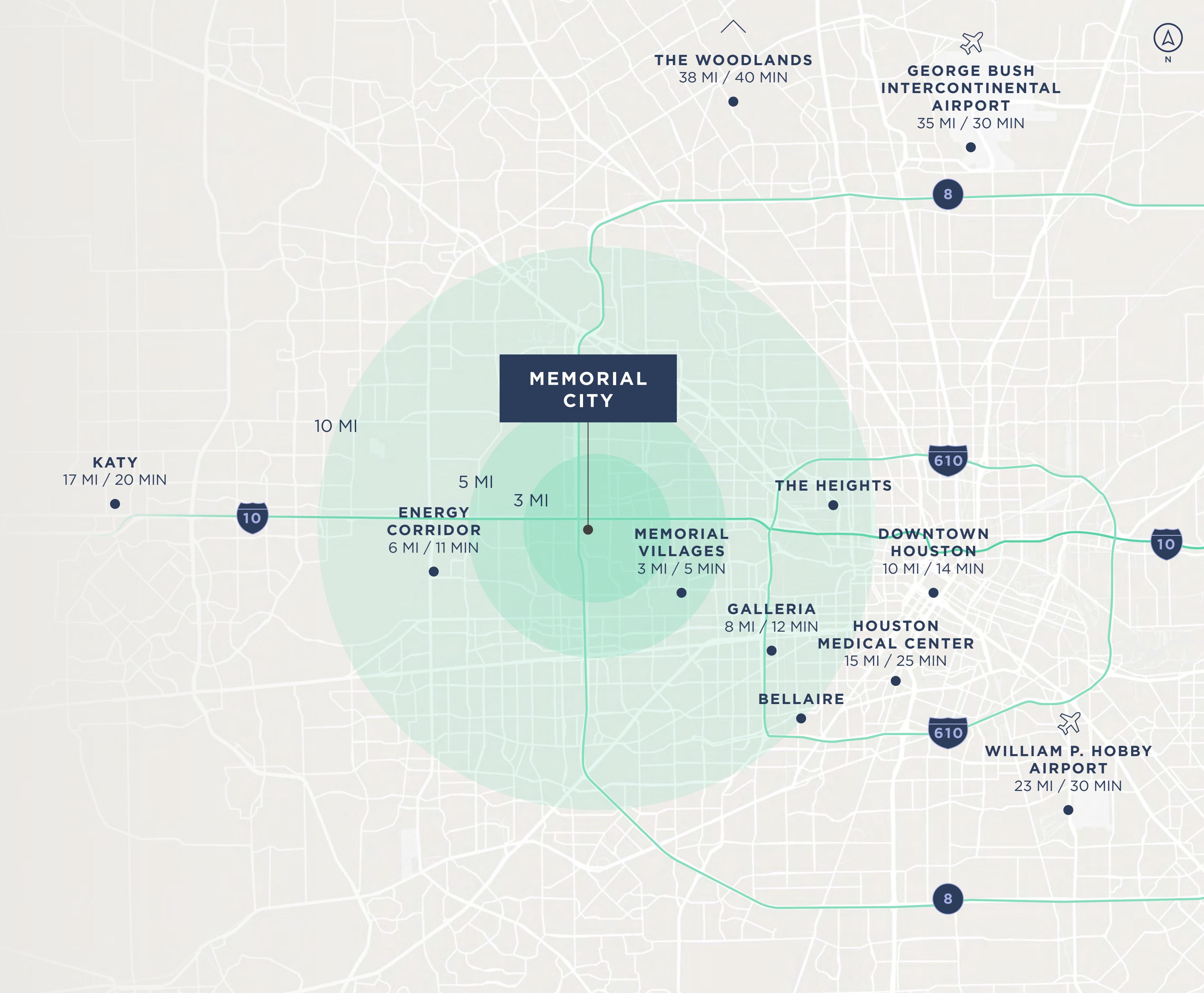
Total Office Space

75,000

Employees, Ranking Third-Largest Center in the Region for Employment

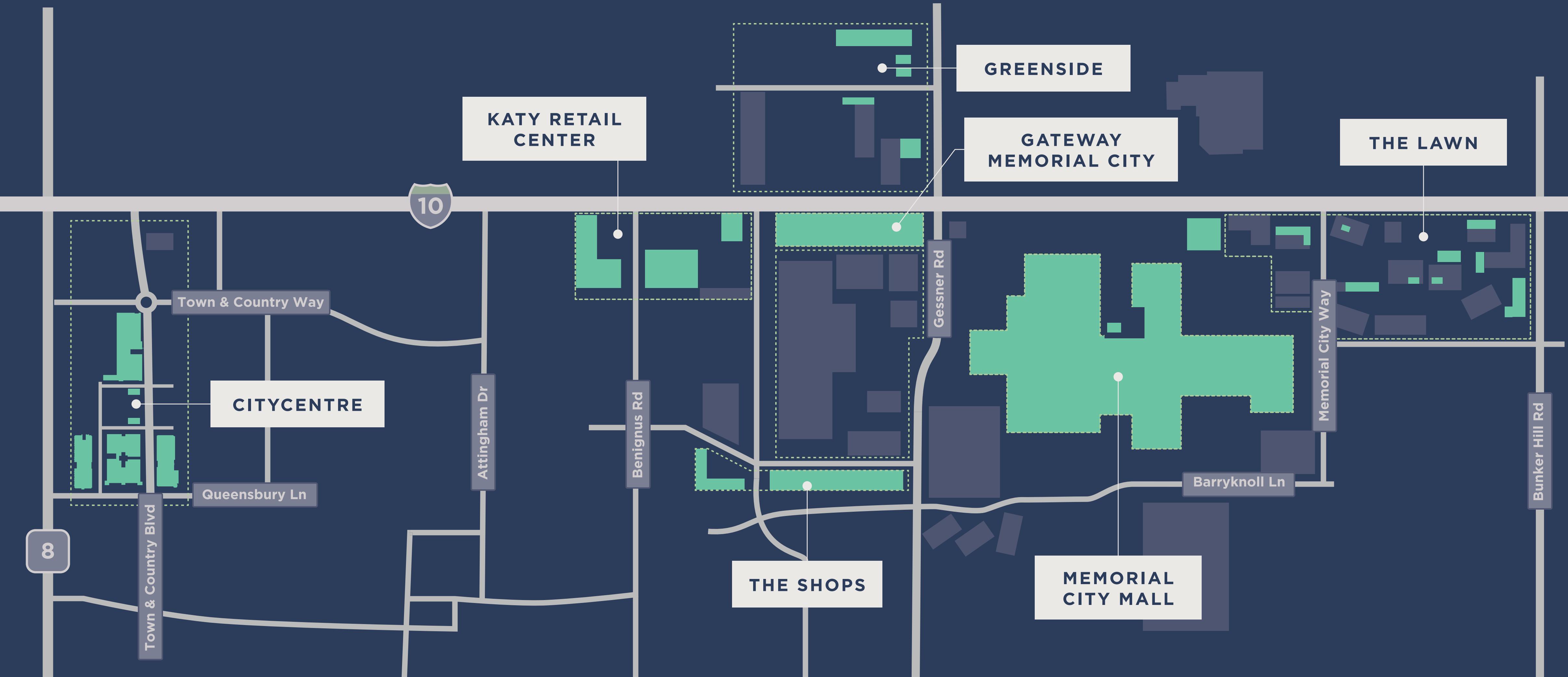
\$250,000

Annual Average Household Income, Ranging as One of the Wealthiest Communities in both Texas and the U.S.



The *Developments*

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Contact



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