



Seeking Retail & Flex Space in TEXAS!

The Future of Pickleball

Club Overview

- 8 to 16 Indoor Pickleball Courts
- Use is Dedicated Indoor Sports/Recreation
- Focus on recreational, tournament, and event based activities vs. eatertainment
- Unlimited play with membership
- On-Court Technology: Instant Replay and Live Streaming
- Amenities: Grab and Go Café, event spaces, and viewing mezzanine
- Climate-Controlled environment with premium lighting and sound



Real Estate Criteria

PROPERTY TYPE:	<ul style="list-style-type: none">• Retail/Industrial/Flex/Repurposed Office Space• 2nd/3rd Floor and Lower Level spaces are acceptable
SIZE:	20-50K sf
CLEAR HEIGHT:	18'+ to joist
COLUMN SPACING:	Flexible, but 30' in one direction preferred
PARKING:	2.5+ spaces per 1k SF or overflow parking lease option if less
TRANSACTION TYPE:	<ul style="list-style-type: none">• 10 Year Lease of existing structure or BTS opportunity• Purchase

SHOP^{cos.}

Alden Harris
214-629-2304
alden@shopcompanies.com

Parker Jay
214-354-0850
parker@shopcompanies.com

Ryan Holliday (Houston)
281-845-3119
ryan@shopcompanies.com

Tyler Trevino (Houston)
713-814-3957
tyler@shopcompanies.com

Kevin Clements (San Antonio)
210-985-7291
kevin@shopcompanies.com

© 2023 The information herein was obtained from sources believed to be reliable; however SHOP Companies makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The Presentation of these properties is subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice.