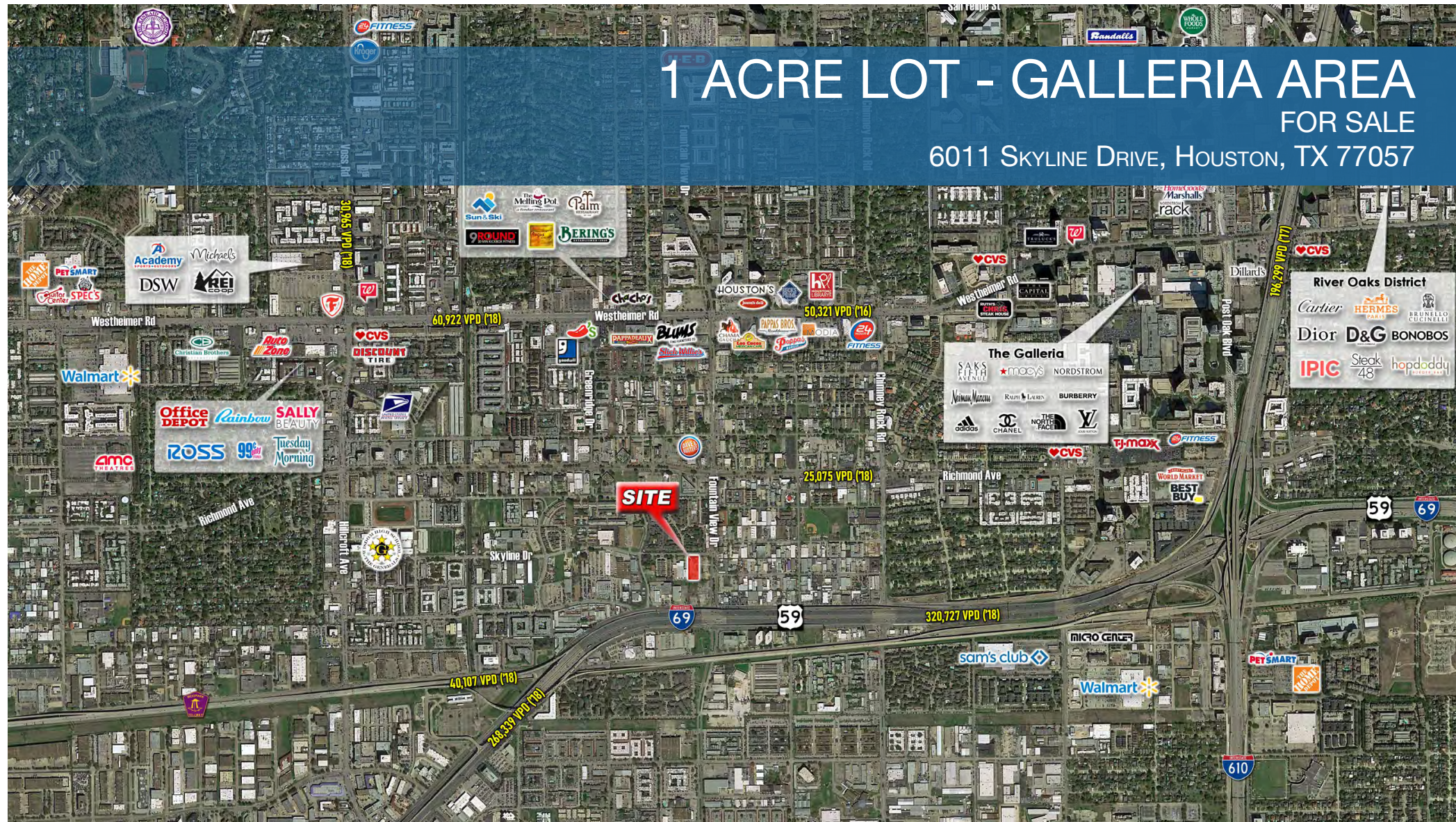


# 1 ACRE LOT - GALLERIA AREA

FOR SALE

6011 SKYLINE DRIVE, HOUSTON, TX 77057

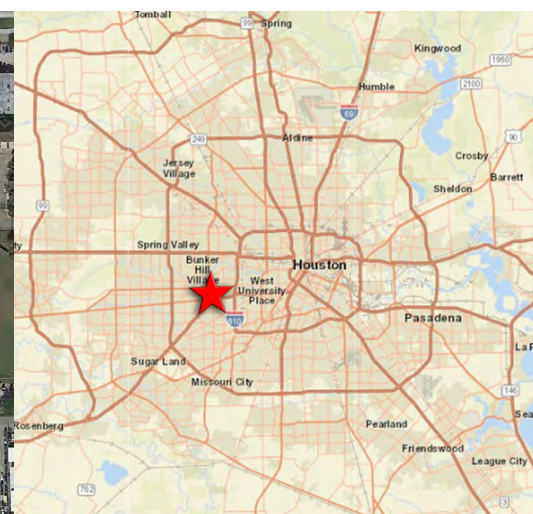
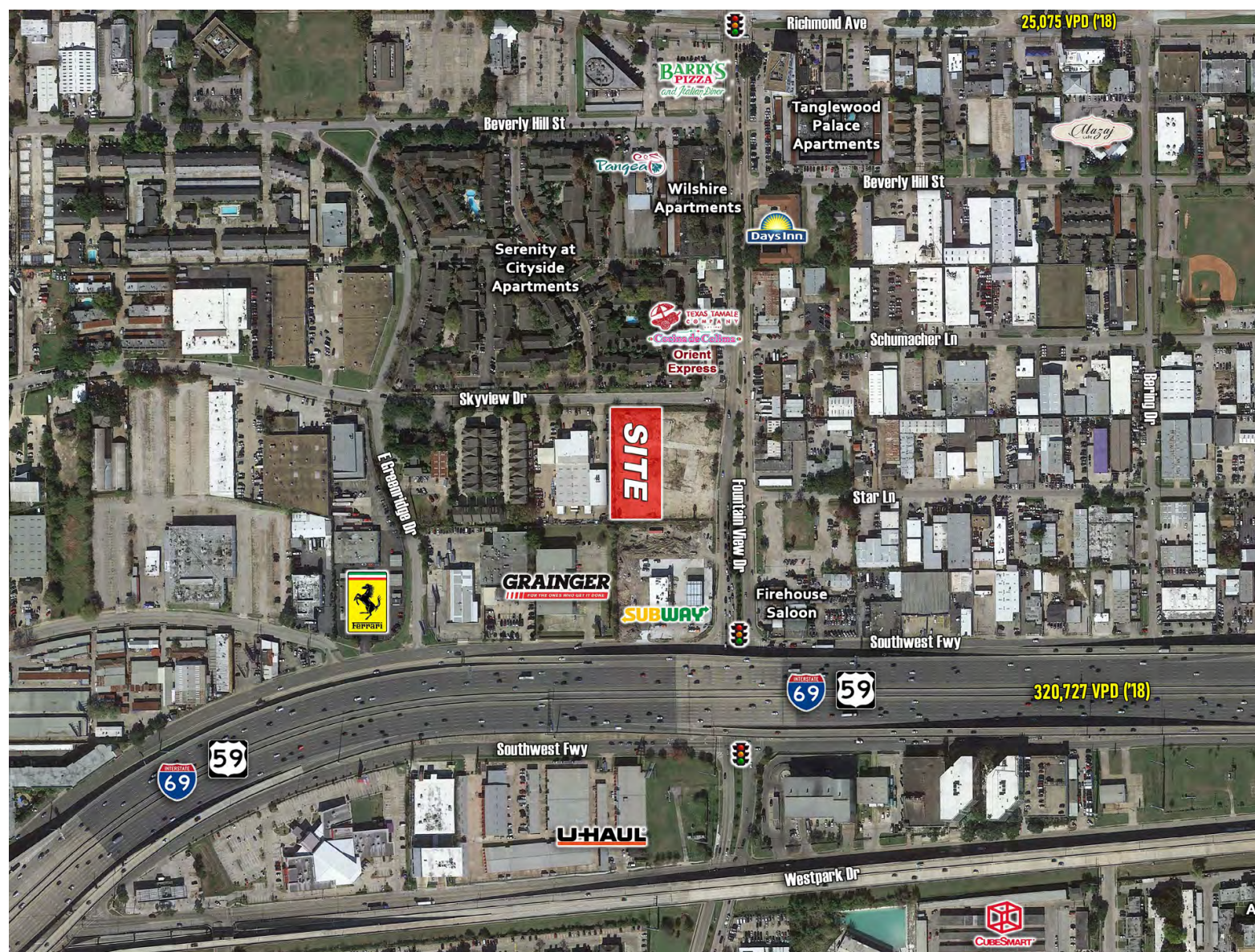


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### PROPERTY FEATURES:

- 1 Acre for Sale - Galleria Area
- NWQ of Fountain View & US 59
- 121' Frontage on Skyline Dr
- Seller to Provide Curb Cut
- LT 224 BLK 6 GLENHAVEN ESTATES SEC 2
- Call Broker for Pricing

### DEMOGRAPHIC SUMMARY:

Radius	1 Mile	3 Mile	5 Mile
2019 Population	49,705	240,406	540,796
Households	18,266	104,180	232,322
Daytime Population	49,360	347,533	731,143
Average HH Income	\$57,755	\$108,764	\$115,573

### TRAFFIC COUNTS:

Fountain View Dr: 36,748 VPD\*  
 Southwest Fwy: 320,727 VPD\*\*  
 Richmond Ave: 25,075 VPD\*

(\*Kallbrate 2019)  
 (\*\*TXDOT 2018)



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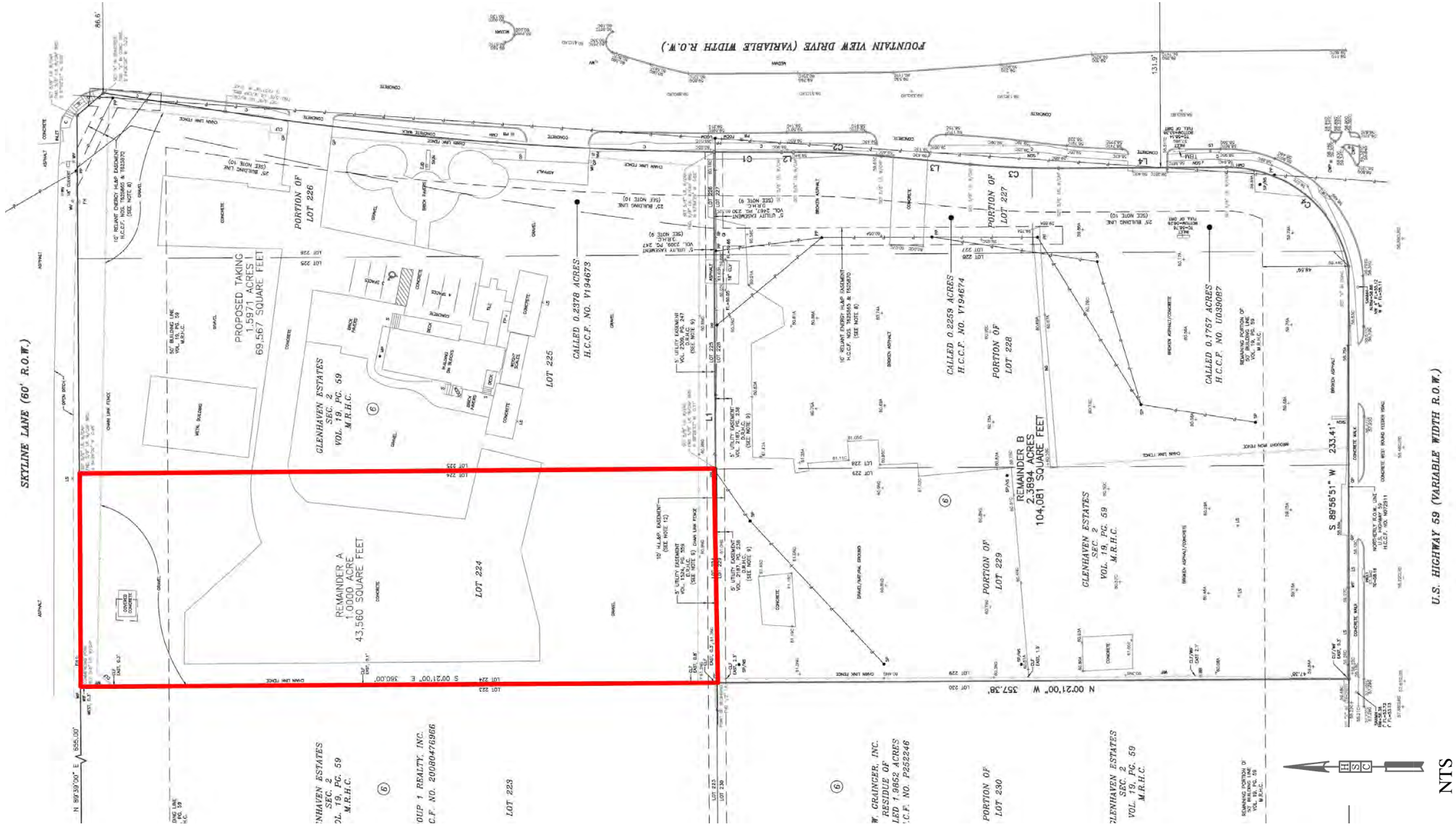




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	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2000 Total Population	39,993	194,376	454,096
2010 Total Population	43,136	208,476	474,815
2019 Total Population	49,705	240,406	540,796
2019 Group Quarters	29	1,392	3,650
2024 Total Population	53,053	257,334	578,098
2019-2024 Annual Rate	1.31%	1.37%	1.34%
2019 Total Daytime Population	49,360	347,533	731,143
Workers	26,556	239,438	481,447
Residents	22,804	108,095	249,696
<b>Household Summary</b>			
2000 Households	16,984	86,923	199,513
2000 Average Household Size	2.35	2.22	2.26
2010 Households	16,518	90,660	204,360
2010 Average Household Size	2.61	2.29	2.31
2019 Households	18,266	104,180	232,322
2019 Average Household Size	2.72	2.29	2.31
2024 Households	19,340	111,628	248,695
2024 Average Household Size	2.74	2.29	2.31
2019-2024 Annual Rate	1.15%	1.39%	1.37%
2010 Families	8,953	46,755	111,315
2010 Average Family Size	3.39	3.14	3.10
2019 Families	9,899	52,546	124,122
2019 Average Family Size	3.53	3.18	3.13
2024 Families	10,493	55,887	131,926
2024 Average Family Size	3.56	3.19	3.14
2019-2024 Annual Rate	1.17%	1.24%	1.23%
<b>Housing Unit Summary</b>			
2000 Housing Units	18,368	95,824	217,292
Owner Occupied Housing Units	8.4%	29.6%	35.7%
Renter Occupied Housing Units	84.0%	61.1%	56.1%
Vacant Housing Units	7.5%	9.3%	8.2%
2010 Housing Units	19,647	104,238	233,322
Owner Occupied Housing Units	9.3%	30.2%	35.5%
Renter Occupied Housing Units	74.7%	56.8%	52.0%
Vacant Housing Units	15.9%	13.0%	12.4%
2019 Housing Units	21,337	117,379	259,667
Owner Occupied Housing Units	8.8%	27.5%	33.0%
Renter Occupied Housing Units	76.8%	61.3%	56.4%
Vacant Housing Units	14.4%	11.2%	10.5%
2024 Housing Units	22,521	125,435	276,910
Owner Occupied Housing Units	9.0%	27.3%	32.8%
Renter Occupied Housing Units	76.8%	61.7%	57.0%
Vacant Housing Units	14.1%	11.0%	10.2%
<b>Median Household Income</b>			
2019	\$33,581	\$59,151	\$62,695
2024	\$38,008	\$66,635	\$70,421
<b>Median Home Value</b>			
2019	\$460,032	\$524,674	\$477,189
2024	\$476,559	\$559,485	\$494,835
<b>Per Capita Income</b>			
2019	\$20,747	\$47,210	\$49,708
2024	\$23,570	\$51,866	\$54,280
<b>Median Age</b>			
2010	28.3	32.7	34.0
2019	30.2	34.6	35.7
2024	30.2	35.1	36.1

	1 mile	3 miles	5 miles
<b>2019 Households by Income</b>			
Household Income Base	18,266	104,180	232,322
<\$15,000	17.3%	11.5%	10.9%
\$15,000 - \$24,999	19.9%	11.0%	9.9%
\$25,000 - \$34,999	14.4%	8.7%	8.8%
\$35,000 - \$49,999	15.1%	11.8%	11.4%
\$50,000 - \$74,999	14.7%	15.5%	15.1%
\$75,000 - \$99,999	6.4%	9.9%	9.7%
\$100,000 - \$149,999	5.7%	11.8%	12.4%
\$150,000 - \$199,999	1.8%	5.2%	5.8%
\$200,000+	4.6%	14.6%	16.0%
Average Household Income	\$57,755	\$108,764	\$115,573
<b>2024 Households by Income</b>			
Household Income Base	19,340	111,628	248,695
<\$15,000	14.6%	9.5%	9.1%
\$15,000 - \$24,999	17.8%	9.5%	8.5%
\$25,000 - \$34,999	13.5%	7.8%	7.9%
\$35,000 - \$49,999	15.3%	11.2%	10.8%
\$50,000 - \$74,999	16.6%	16.2%	15.8%
\$75,000 - \$99,999	7.4%	10.6%	10.3%
\$100,000 - \$149,999	7.0%	13.4%	14.0%
\$150,000 - \$199,999	2.4%	6.3%	6.8%
\$200,000+	5.3%	15.4%	16.7%
Average Household Income	\$66,080	\$119,402	\$126,068
<b>2019 Owner Occupied Housing Units by Value</b>			
Total	1,851	32,166	85,668
<\$50,000	1.9%	1.4%	1.2%
\$50,000 - \$99,999	6.7%	4.4%	3.5%
\$100,000 - \$149,999	3.9%	6.2%	5.2%
\$150,000 - \$199,999	2.2%	5.5%	5.7%
\$200,000 - \$249,999	3.8%	5.6%	6.7%
\$250,000 - \$299,999	6.7%	5.7%	6.4%
\$300,000 - \$399,999	14.8%	10.0%	12.7%
\$400,000 - \$499,999	16.7%	9.4%	11.2%
\$500,000 - \$749,999	30.8%	17.9%	16.6%
\$750,000 - \$999,999	7.1%	12.4%	10.3%
\$1,000,000 - \$1,499,999	5.0%	10.8%	10.2%
\$1,500,000 - \$1,999,999	0.4%	5.0%	4.5%
\$2,000,000 +	0.0%	5.6%	5.8%
Average Home Value	\$491,964	\$696,383	\$678,263
<b>2024 Owner Occupied Housing Units by Value</b>			
Total	1,998	34,182	90,674
<\$50,000	1.8%	1.1%	0.9%
\$50,000 - \$99,999	4.5%	3.2%	2.6%
\$100,000 - \$149,999	2.4%	5.2%	4.2%
\$150,000 - \$199,999	1.4%	4.7%	4.8%
\$200,000 - \$249,999	3.1%	5.0%	6.0%
\$250,000 - \$299,999	6.0%	4.8%	5.5%
\$300,000 - \$399,999	15.6%	10.4%	13.4%
\$400,000 - \$499,999	20.1%	13.3%	13.3%
\$500,000 - \$749,999	31.5%	18.4%	16.8%
\$750,000 - \$999,999	8.4%	13.6%	11.5%
\$1,000,000 - \$1,499,999	5.0%	11.5%	10.5%
\$1,500,000 - \$1,999,999	0.4%	5.1%	4.6%
\$2,000,000 +	0.0%	5.8%	5.9%
Average Home Value	\$516,533	\$726,473	\$701,743



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	1 mile	3 miles	5 miles
<b>2010 Population by Age</b>			
Total	43,135	208,471	474,812
0 - 4	10.9%	7.9%	7.6%
5 - 9	7.3%	6.3%	6.5%
10 - 14	5.0%	5.1%	5.5%
15 - 24	17.1%	13.5%	12.9%
25 - 34	27.0%	21.8%	19.4%
35 - 44	16.1%	14.7%	14.4%
45 - 54	9.0%	12.1%	12.9%
55 - 64	4.9%	9.5%	10.4%
65 - 74	1.9%	4.8%	5.4%
75 - 84	0.7%	2.8%	3.4%
85 +	0.2%	1.5%	1.7%
18 +	74.0%	77.8%	77.2%
<b>2019 Population by Age</b>			
Total	49,703	240,406	540,795
0 - 4	9.6%	6.9%	6.6%
5 - 9	8.3%	6.3%	6.3%
10 - 14	6.9%	5.8%	6.0%
15 - 24	13.8%	12.3%	12.5%
25 - 34	22.3%	19.4%	17.6%
35 - 44	17.9%	15.2%	14.4%
45 - 54	10.5%	11.2%	11.6%
55 - 64	6.1%	10.3%	11.2%
65 - 74	3.2%	7.2%	7.9%
75 - 84	1.1%	3.5%	3.9%
85 +	0.3%	1.8%	2.0%
18 +	72.1%	78.0%	77.8%
<b>2024 Population by Age</b>			
Total	53,051	257,335	578,099
0 - 4	9.6%	6.9%	6.7%
5 - 9	8.0%	6.1%	6.1%
10 - 14	6.6%	5.5%	5.7%
15 - 24	15.3%	13.0%	12.8%
25 - 34	19.7%	18.4%	17.3%
35 - 44	17.0%	15.0%	14.1%
45 - 54	11.2%	11.3%	11.5%
55 - 64	6.8%	9.8%	10.4%
65 - 74	3.8%	7.8%	8.6%
75 - 84	1.5%	4.4%	4.8%
85 +	0.4%	1.9%	2.1%
18 +	72.2%	78.5%	78.4%
<b>2010 Population by Sex</b>			
Males	24,692	107,751	239,168
Females	18,444	100,725	235,647
<b>2019 Population by Sex</b>			
Males	28,026	123,601	272,246
Females	21,678	116,805	268,550
<b>2024 Population by Sex</b>			
Males	29,309	130,974	289,444
Females	23,744	126,360	288,654

	1 mile	3 miles	5 miles
<b>2010 Population by Race/Ethnicity</b>			
Total	43,137	208,476	474,814
White Alone	52.8%	63.5%	62.7%
Black Alone	11.1%	9.4%	11.5%
American Indian Alone	2.9%	1.1%	0.8%
Asian Alone	5.1%	8.7%	9.4%
Pacific Islander Alone	0.1%	0.0%	0.1%
Some Other Race Alone	22.4%	13.3%	12.0%
Two or More Races	5.7%	4.0%	3.6%
Hispanic Origin	69.2%	40.9%	34.5%
Diversity Index	83.1	78.3	77.3
<b>2019 Population by Race/Ethnicity</b>			
Total	49,704	240,406	540,795
White Alone	51.5%	60.5%	59.6%
Black Alone	11.0%	9.7%	11.7%
American Indian Alone	2.7%	1.0%	0.7%
Asian Alone	5.6%	10.3%	11.1%
Pacific Islander Alone	0.0%	0.0%	0.1%
Some Other Race Alone	23.2%	13.9%	12.7%
Two or More Races	6.0%	4.6%	4.2%
Hispanic Origin	70.8%	42.9%	37.0%
Diversity Index	83.5	80.3	79.7
<b>2024 Population by Race/Ethnicity</b>			
Total	53,053	257,335	578,097
White Alone	51.3%	59.1%	58.1%
Black Alone	10.8%	9.8%	11.6%
American Indian Alone	2.7%	1.0%	0.7%
Asian Alone	5.9%	11.3%	12.2%
Pacific Islander Alone	0.0%	0.0%	0.1%
Some Other Race Alone	23.1%	14.0%	12.9%
Two or More Races	6.1%	4.8%	4.4%
Hispanic Origin	72.0%	44.4%	38.6%
Diversity Index	83.3	81.2	80.7
<b>2010 Population by Relationship and Household Type</b>			
Total	43,136	208,476	474,815
In Households	99.9%	99.4%	99.3%
In Family Households	75.1%	73.1%	75.1%
Householder	20.6%	22.5%	23.4%
Spouse	11.8%	15.8%	16.7%
Child	27.7%	25.8%	27.0%
Other relative	10.2%	6.3%	5.6%
Nonrelative	4.8%	2.7%	2.4%
In Nonfamily Households	24.8%	26.4%	24.2%
In Group Quarters	0.1%	0.6%	0.7%
Institutionalized Population	0.0%	0.4%	0.4%
Noninstitutionalized Population	0.0%	0.2%	0.3%



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<b>2019 Population 25+ by Educational Attainment</b>			
Total	30,533	165,185	371,046
Less than 9th Grade	25.5%	11.1%	9.1%
9th - 12th Grade, No Diploma	6.8%	4.1%	4.4%
High School Graduate	21.3%	14.5%	13.7%
GED/Alternative Credential	1.3%	1.4%	1.4%
Some College, No Degree	13.8%	14.2%	13.9%
Associate Degree	4.9%	4.2%	4.1%
Bachelor's Degree	17.9%	29.4%	29.1%
Graduate/Professional Degree	8.6%	21.1%	24.2%
<b>2019 Population 15+ by Marital Status</b>			
Total	37,396	194,877	438,404
Never Married	44.6%	38.3%	37.1%
Married	46.3%	48.4%	49.5%
Widowed	2.2%	3.9%	4.1%
Divorced	6.8%	9.4%	9.2%
<b>2019 Civilian Population 16+ in Labor Force</b>			
Civilian Employed	97.0%	97.0%	96.6%
Civilian Unemployed (Unemployment Rate)	3.0%	3.0%	3.4%
<b>2019 Employed Population 16+ by Industry</b>			
Total	27,469	134,990	296,936
Agriculture/Mining	1.5%	3.9%	3.9%
Construction	16.8%	10.1%	9.1%
Manufacturing	5.9%	6.2%	6.2%
Wholesale Trade	2.1%	2.8%	2.8%
Retail Trade	8.8%	8.8%	8.4%
Transportation/Utilities	5.1%	5.1%	4.7%
Information	1.4%	1.4%	1.3%
Finance/Insurance/Real Estate	5.3%	8.8%	8.6%
Services	51.2%	51.4%	53.2%
Public Administration	1.9%	1.5%	1.8%
<b>2019 Employed Population 16+ by Occupation</b>			
Total	27,468	134,990	296,937
White Collar	37.9%	62.7%	66.1%
Management/Business/Financial	7.1%	18.2%	19.2%
Professional	14.2%	25.2%	27.5%
Sales	8.8%	10.8%	10.6%
Administrative Support	7.8%	8.4%	8.8%
Services	32.7%	19.1%	17.6%
Blue Collar	29.5%	18.2%	16.3%
Farming/Forestry/Fishing	0.4%	0.1%	0.1%
Construction/Extraction	15.1%	7.6%	6.8%
Installation/Maintenance/Repair	2.8%	2.6%	2.3%
Production	4.7%	3.6%	3.3%
Transportation/Material Moving	6.5%	4.4%	3.8%
<b>2010 Population By Urban/ Rural Status</b>			
Total Population	43,136	208,476	474,815
Population Inside Urbanized Area	100.0%	100.0%	100.0%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.0%	0.0%	0.0%

	1 mile	3 miles	5 miles
<b>2010 Households by Type</b>			
Total	16,517	90,659	204,360
Households with 1 Person	33.2%	39.2%	37.1%
Households with 2+ People	66.8%	60.8%	62.9%
Family Households	54.2%	51.6%	54.5%
Husband-wife Families	31.3%	36.2%	38.8%
With Related Children	20.2%	17.8%	18.5%
Other Family (No Spouse Present)	22.9%	15.3%	15.7%
Other Family with Male Householder	11.2%	5.9%	5.3%
With Related Children	5.2%	2.7%	2.5%
Other Family with Female Householder	11.7%	9.4%	10.4%
With Related Children	8.5%	6.2%	6.8%
Nonfamily Households	12.6%	9.3%	8.4%
All Households with Children	34.8%	27.1%	28.2%
Multigenerational Households	2.9%	2.5%	2.6%
Unmarried Partner Households	8.9%	6.4%	6.1%
Male-female	8.0%	5.5%	5.1%
Same-sex	1.0%	0.9%	1.0%
<b>2010 Households by Size</b>			
Total	16,518	90,659	204,360
1 Person Household	33.2%	39.2%	37.1%
2 Person Household	24.0%	28.8%	29.9%
3 Person Household	15.7%	12.5%	13.3%
4 Person Household	12.9%	10.4%	10.8%
5 Person Household	7.3%	5.3%	5.3%
6 Person Household	3.7%	2.2%	2.1%
7 + Person Household	3.0%	1.6%	1.5%
<b>2010 Households by Tenure and Mortgage Status</b>			
Total	16,518	90,660	204,360
Owner Occupied	11.1%	34.7%	40.6%
Owned with a Mortgage/Loan	8.3%	22.4%	25.9%
Owned Free and Clear	2.8%	12.3%	14.7%
Renter Occupied	88.9%	65.3%	59.4%
<b>2010 Housing Units By Urban/ Rural Status</b>			
Total Housing Units	19,647	104,238	233,322
Housing Units Inside Urbanized Area	100.0%	100.0%	100.0%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.0%	0.0%	0.0%

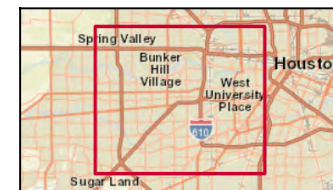
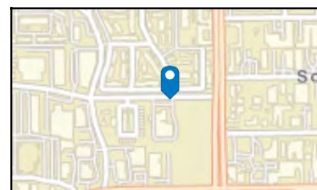
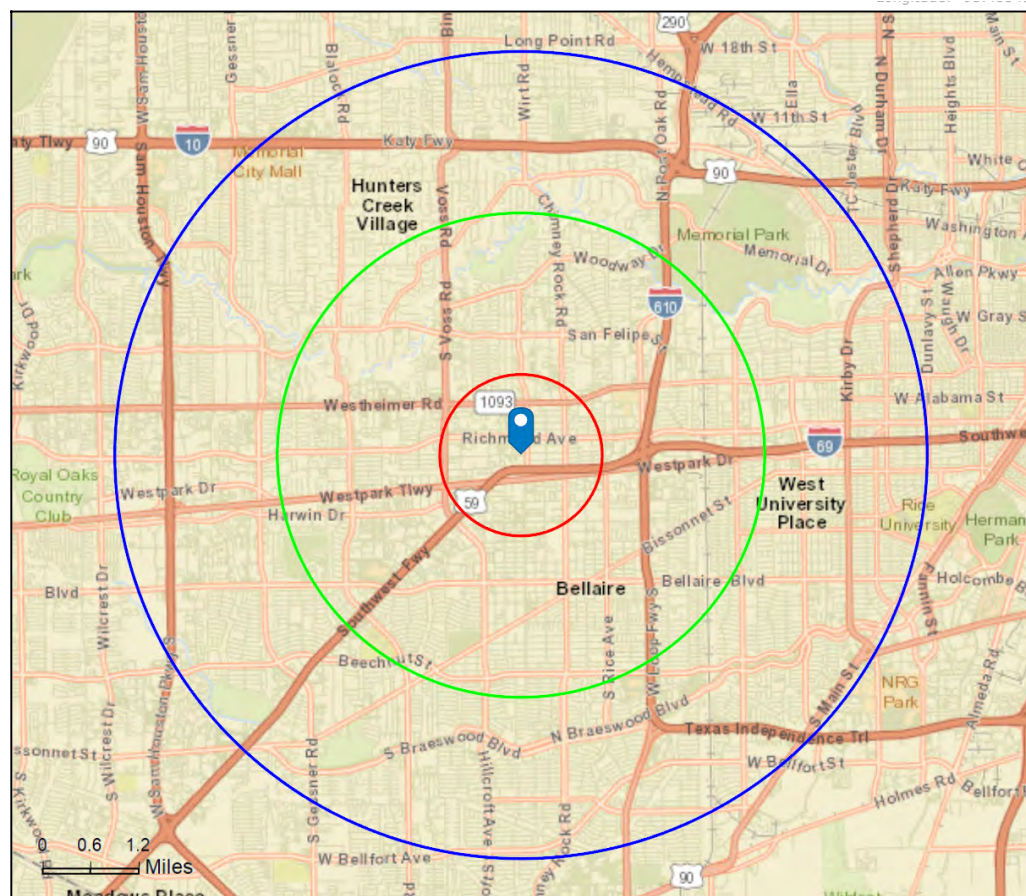


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<b>Top 3 Tapestry Segments</b>			
1.	NeWest Residents (13C)	NeWest Residents (13C)	NeWest Residents (13C)
2.	Young and Restless (11B)	Young and Restless (11B)	Young and Restless (11B)
3.	Trendsetters (3C)	Metro Renters (3B)	Metro Renters (3B)
<b>2019 Consumer Spending</b>			
Apparel & Services: Total \$	\$30,007,667	\$300,117,220	\$698,790,452
Average Spent	\$1,642.82	\$2,880.76	\$3,007.85
Spending Potential Index	77	134	140
Education: Total \$	\$18,823,810	\$212,452,727	\$507,900,132
Average Spent	\$1,030.54	\$2,039.29	\$2,186.19
Spending Potential Index	65	128	137
Entertainment/Recreation: Total \$	\$37,940,414	\$408,636,082	\$969,515,504
Average Spent	\$2,077.11	\$3,922.40	\$4,173.15
Spending Potential Index	64	120	128
Food at Home: Total \$	\$69,481,447	\$691,628,490	\$1,611,496,755
Average Spent	\$3,803.87	\$6,638.78	\$6,936.48
Spending Potential Index	74	128	134
Food Away from Home: Total \$	\$50,642,529	\$510,694,962	\$1,188,767,775
Average Spent	\$2,772.50	\$4,902.04	\$5,116.90
Spending Potential Index	75	133	139
Health Care: Total \$	\$63,784,849	\$694,150,010	\$1,654,754,617
Average Spent	\$3,492.00	\$6,662.99	\$7,122.68
Spending Potential Index	59	112	120
HH Furnishings & Equipment: Total \$	\$26,209,614	\$274,617,941	\$647,041,156
Average Spent	\$1,434.89	\$2,635.99	\$2,785.10
Spending Potential Index	67	124	131
Personal Care Products & Services: Total \$	\$11,255,884	\$117,211,456	\$275,338,663
Average Spent	\$616.22	\$1,125.09	\$1,185.16
Spending Potential Index	70	127	134
Shelter: Total \$	\$245,844,799	\$2,549,763,641	\$5,994,923,750
Average Spent	\$13,459.15	\$24,474.60	\$25,804.37
Spending Potential Index	73	132	139
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$26,392,422	\$298,951,739	\$720,844,482
Average Spent	\$1,444.89	\$2,869.57	\$3,102.78
Spending Potential Index	58	116	125
Travel: Total \$	\$24,218,339	\$277,714,709	\$668,813,358
Average Spent	\$1,325.87	\$2,665.72	\$2,878.82
Spending Potential Index	59	119	128
Vehicle Maintenance & Repairs: Total \$	\$14,530,676	\$150,626,365	\$351,906,813
Average Spent	\$795.50	\$1,445.83	\$1,514.74
Spending Potential Index	70	126	132



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## Information About Brokerage Services

*Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.*

### TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

### A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

### A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - o that the owner will accept a price less than the written asking price;
  - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

### TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

**LICENSE HOLDER CONTACT INFORMATION:** This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials      Date

Regulated by the Texas Real Estate Commission

Information available at [www.trec.texas.gov](http://www.trec.texas.gov)

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