WEINGARTEN REALTY INVESTORS /TX/
Form 424B3
December 26, 2002

Pricing Supplement No. 9 — Filing under Rule 424(b)(3)
Dated December 19, 2002 — Registration File No. 333-57508
Cusip # 948 74R CC8

WEINGARTEN REALTY INVESTORS

Medium-Term Notes, Series A

Principal amount: $42,000,000	Floating Rate Notes: N/A
Interest Rate (if fixed rate): 5.65%	Interest rate basis: N/A
Stated Maturity: 01/15/13	Paper Rate
Specified Currency: U.S. $	Prime Rate
Applicable Exchange Rate (if any):	LIBOR
U.S. $1.00 = N/A	Treasury Rate
Issue price (as a percentage of	CD Rate
principal amount): 100%	Federal Funds Rate
Selling Agent's commission (%): .625 %	Other
Purchasing Agent's discount	Index Maturity: N/A
or commission (%): N/A	Spread: N/A
Net proceeds to the Company (%): 99.375%	Spread Multiplier: N/A
Settlement date (original	Maximum Rate: N/A
issue date): 12/26/02	Minimum Rate: N/A
Redemption Commencement	Initial Interest Rate: N/A
Date (if any): N/A	Interest Reset Date(s): N/A
Interest Determination Date(s): N/A	Optional Repayment Date: N/A
Calculation Date(s): N/A	Cusip # 948 74R CC8
Interest Payment Date (s): 3/15, 9/15	
Regular Record Date(s): 3/1, 9/1	

Redemption prices (if any): The Redemption Price shall initially be N/A % of the principal amount of such Notes to be redeemed.

If such Notes are denominated in other than U.S. dollars, the applicable Foreign Currency Supplement is attached hereto.

Additional terms: N/A

As of the date of this Pricing Supplement, the aggregate initial public offering price (or its equivalent in other currencies) of the Debt Securities (as defined in the Prospectus) which have been sold (including the Notes to which this Pricing Supplement relates) is $156,000,000.

"N/A" as used herein means "Not Applicable."

WACHOVIA SECURITIES