



**ARGALI**  
COMMERCIAL REAL ESTATE SERVICES

**FAIRMONT CROSSING**  
7219 FAIRMONT PKWY PASADENA, TX 77505



**Brad Fitzerman | LEASING@ARGALICRE.COM | 210.610.2828**  
**ARGALICRE.COM**

The information contained herein was obtained from sources deemed reliable; however, no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice.



**KNOX BOX**  
7219/7215  
FAIRMONT  
PARKWAY

190

OPEN

**THE REPUBLIC HOUSE**  
Hours of Operations  
Mon - Fri 9am - 2am  
Sat & Sun 10am - 2am

**TENANTS**

**AVAILABLE SITES**

**TRAFFIC COUNTS**

**RATE**

Neighbors Emergency Center  
Red Wing Shoes  
Thriveworks  
Fidelity National Title  
Just Love Coffee

STE 135A - 1,125 SF  
STE 185 - 1,500 SF

FAIRMONT PKWY  
24,640 VPD  
CENTER ST  
12,873 VPD

**PLEASE CALL FOR PRICING**

**Brad Fitzerman | LEASING@ARGALICRE.COM | 210.610.2828**  
**ARGALICRE.COM**

The information contained herein was obtained from sources deemed reliable; however, no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice.



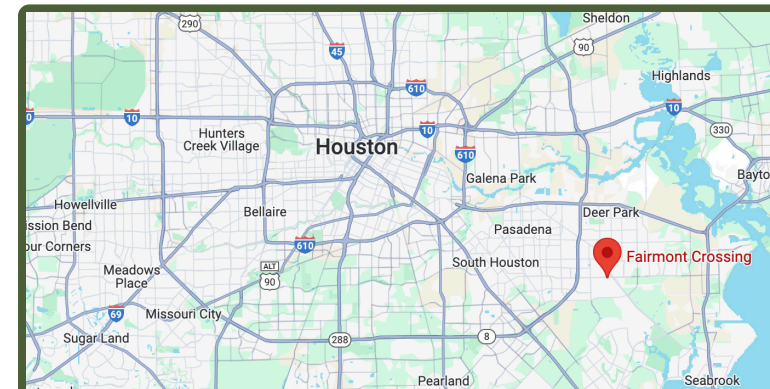
## PROJECT SCOPE

Fairmont Crossing spans 29,114 square feet and enjoys a prime location at the intersection of Fairmont Parkway and Center Street. With traffic counts of around 50,000 vehicles per day, the center benefits from high visibility and convenient accessibility, enhanced by two access drives connecting it to both major roads.

### PROPERTY DETAILS

AVAILABILITY	1,125 - 1,500 SF
GROSS LEASABLE AREA	29,114 SF
TRIPLE NETS (2025)	\$6.70/SF
PLEASE CALL FOR PRICING	

DEMOGRAPHICS	WITHIN 1 MI	WITHIN 3 MI	WITHIN 5 MI
EST. POPULATION	8,453	73,134	197,915
AVG. HH INCOME	\$106,664	\$101,040	\$96,863
TOTAL HOUSING UNITS	2,952	26,028	68,287
MEDIUM HOME VALUE	\$283,719.53	\$236,229.04	\$226,642.95



**Brad Fitzerman | LEASING@ARGALICRE.COM | 210.610.2828**  
**ARGALICRE.COM**

The information contained herein was obtained from sources deemed reliable; however, no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice.



