

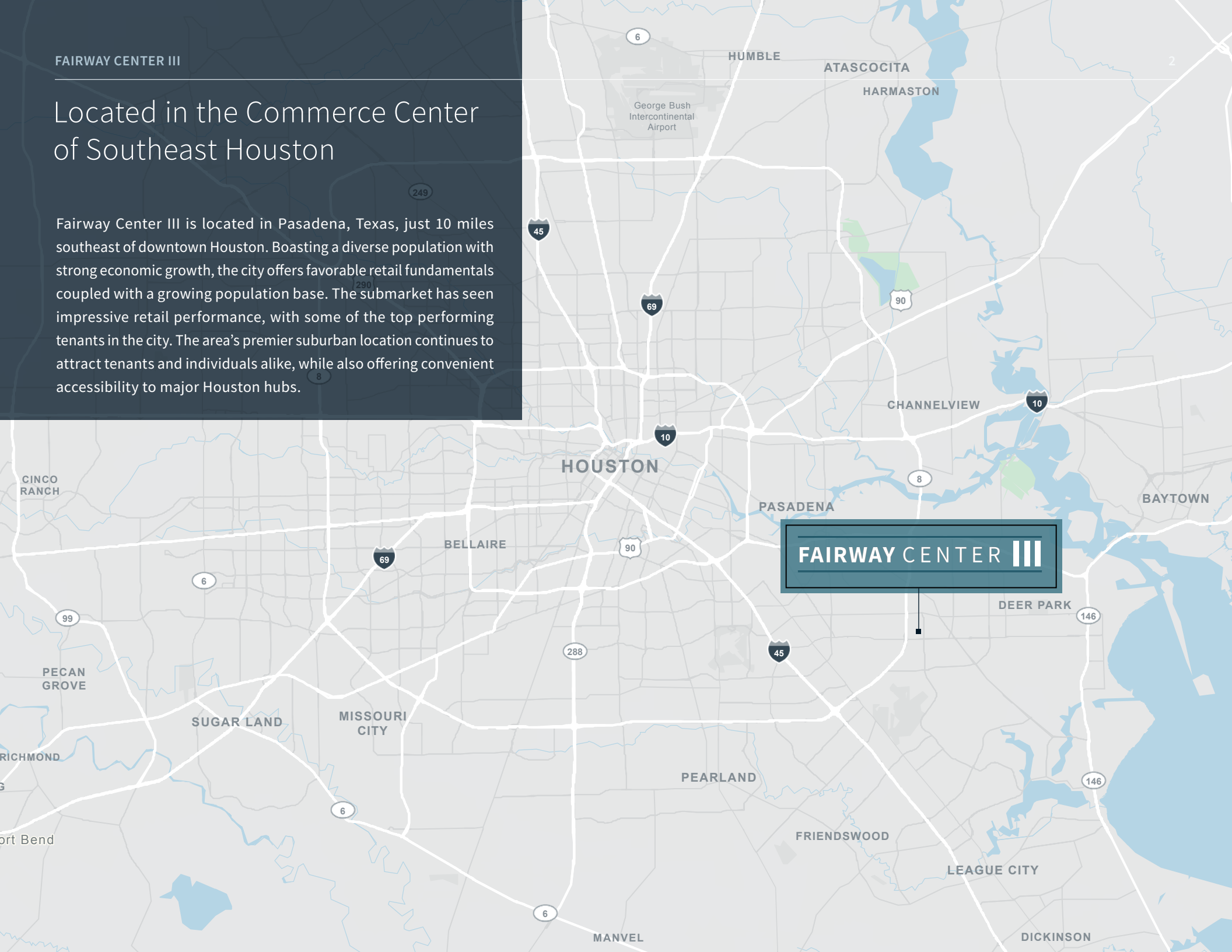
FAIRWAY CENTER

PASADENA, TX



Located in the Commerce Center of Southeast Houston

Fairway Center III is located in Pasadena, Texas, just 10 miles southeast of downtown Houston. Boasting a diverse population with strong economic growth, the city offers favorable retail fundamentals coupled with a growing population base. The submarket has seen impressive retail performance, with some of the top performing tenants in the city. The area's premier suburban location continues to attract tenants and individuals alike, while also offering convenient accessibility to major Houston hubs.





Site Plan



Investment Highlights

**LOCATED IN ONE OF HOUSTON'S
TOP RETAIL INTERSECTIONS -
FAIRMONT PKWY & BELTWAY 8**

**STABLE IN PLACE CASH FLOW
WITH 7+ YEARS OF TENURE**

**PREMIER ACCESS & VISIBILITY
LOCATED ALONG BELTWAY 8 &
FAIRMONT**

**HIGH PERFORMING
TENANCY WITH
WELL-ESTABLISHED LEGACY**

**STRATEGIC LOCATION IN
LEADING SUBMARKET
SOUTHEAST HOUSTON**

**100% LEASED TO NATIONAL
TENANTS**

FAIRWAY CENTER III

74,947 VPD
8

Fairmont Parkway | 44,108 VPD

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