



Kammie Kay
VP Lease Administration
Phone: 310.273.0864 x 215
kammiekay@avgpartners.com



FOR LEASE

Former Grocery Store

**4802 Fairmont Pkwy
 Pasadena, TX**

Fairmont @ Preston

56,208 sq ft

Rent - Negotiable
CAM - \$ 2.35/sq ft
Taxes - \$2.16/sq ft
Insur - \$0.42/sq ft



Estimated demographics	1 Mile	2 Miles	3 Miles	5 Miles
2008 Population Estimate	13,086	41,682	102,640	279,749
2008 Average Household Income	\$71,106	\$64,762	\$58,108	\$59,066