

# BAYLOR ALL SAINTS POB I

1250 8th Ave.  
Fort Worth, TX 76104

## Medical For Lease

729 - 5,084 SF



Leasing Information:  
214.461.2388

**Banks Newton**  
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# Lincoln

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Fort Worth, TX 76104

Medical Office For Lease

729 - 5,084 SF



## Property Highlights

- Generous Tenant Improvement allowances available for customizable space layouts
- Highly visible signage opportunity available
- Complimentary Valet
- Garage Patient Parking
- Close Retail Amenities
- Easy Patient Access

## Property Overview

The Baylor All Saints Professional Building is a 6-story medical office building, with institutional ownership, located on the campus of the Baylor All Saints Medical Center in Fort Worth, TX.

## Location Overview

This 154,700 RSF MOB is located in the heart of the rapidly growing Fort Worth Medical District.

## Availabilities

Suite 110	729 SF
Suite 205	1,909 - 5,084 SF
Suite 225	3,175 - 5,084 SF
Suite 540	2,523 SF
Suite 630	1,739 SF

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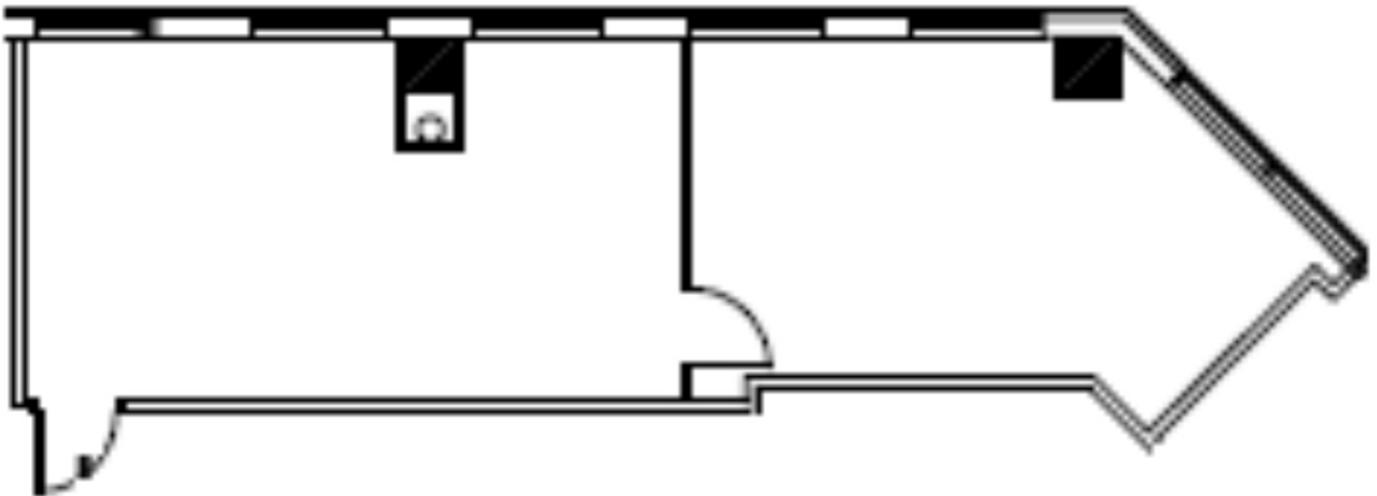
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# BAYLOR ALL SAINTS POB I

1250 8th Avenue  
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Suite 110  
729 SF



**Suite**

Suite 110

**Size**

729 SF

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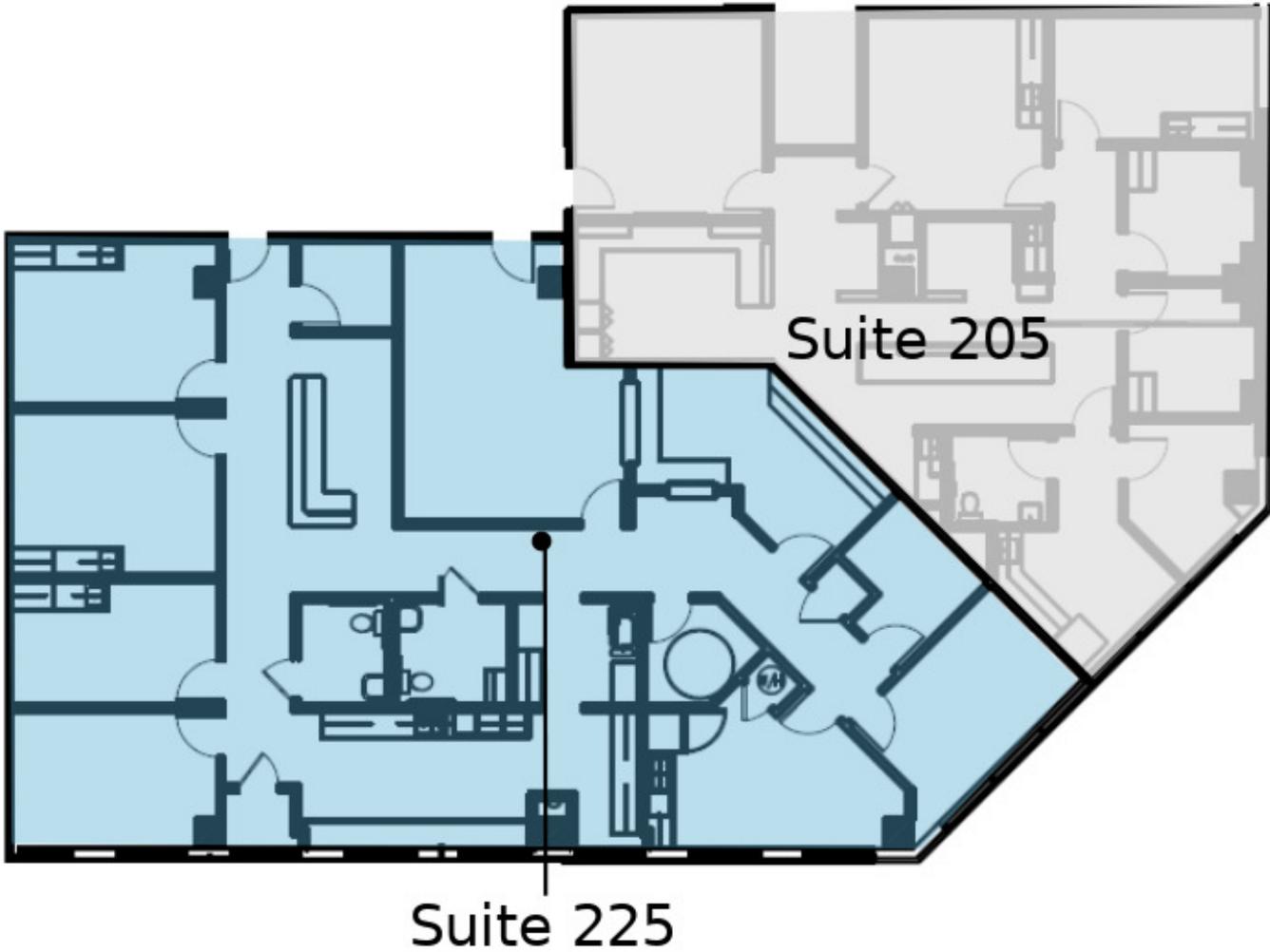
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# BAYLOR ALL SAINTS POB I

1250 8th Avenue  
Fort Worth, TX 76104

Suite 205 and 225

1,909 - 5,084 SF



Suite	Size
■ Suite 205	1,909 - 5,084 SF
■ Suite 225	3,175 - 5,084 SF

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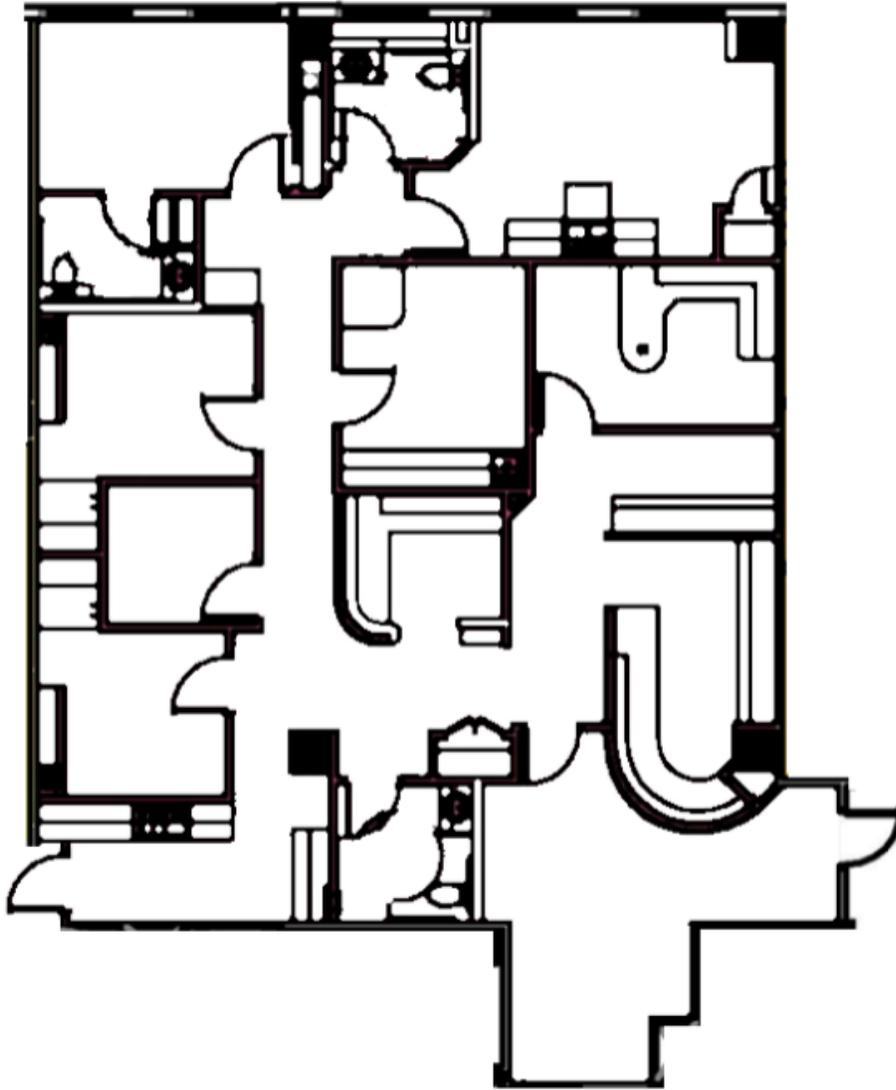
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1250 8th Avenue  
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**suite 540**  
2,523 SF



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**Suite**

Suite 540

**Size**

2,523 SF

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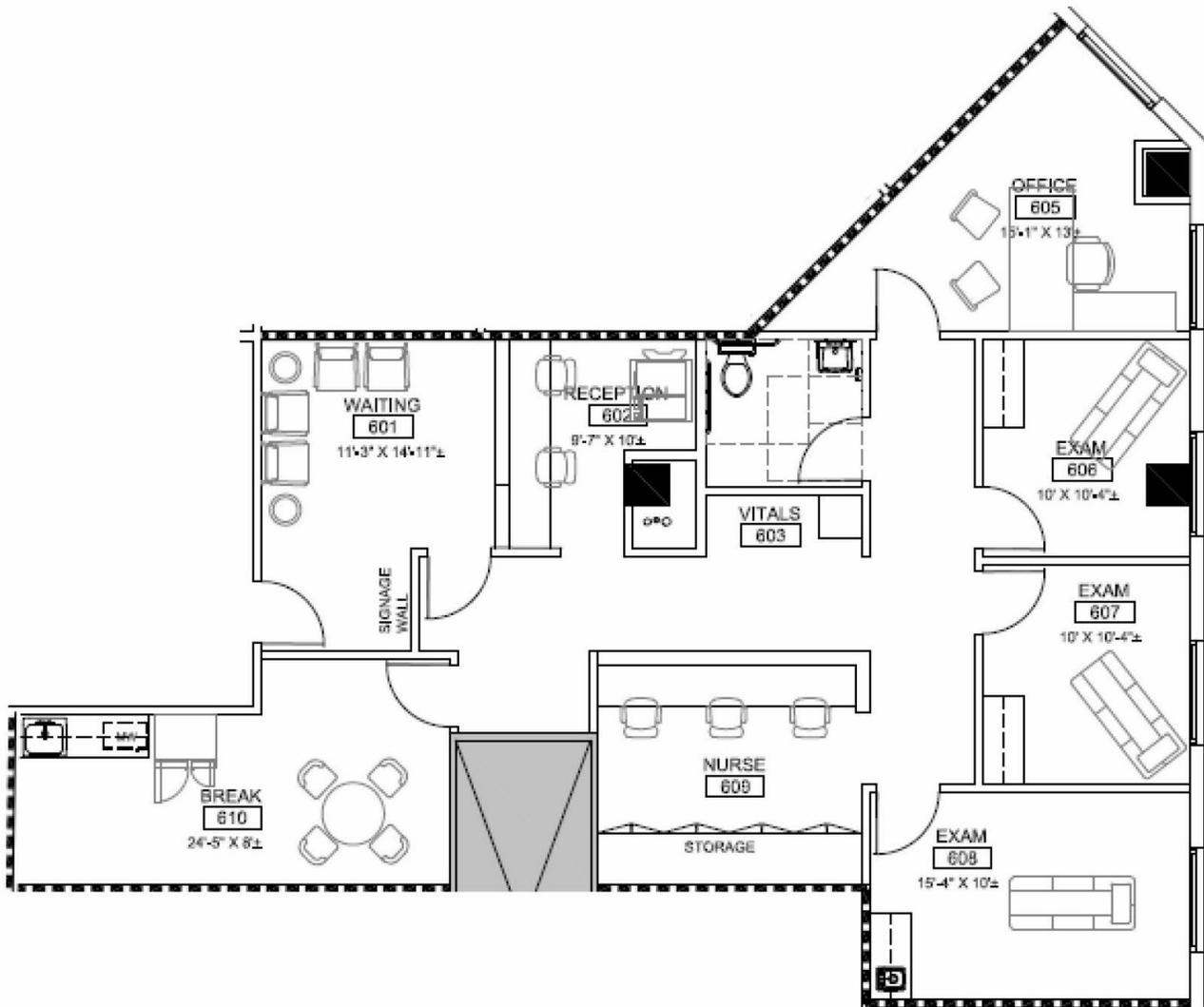
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# BAYLOR ALL SAINTS POB I

1250 8th Avenue  
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Suite 630  
1,739 SF



Suite	Size	Video URL
Suite 630	1,739 SF	<a href="#">View Here</a>

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## Nearby Amenities

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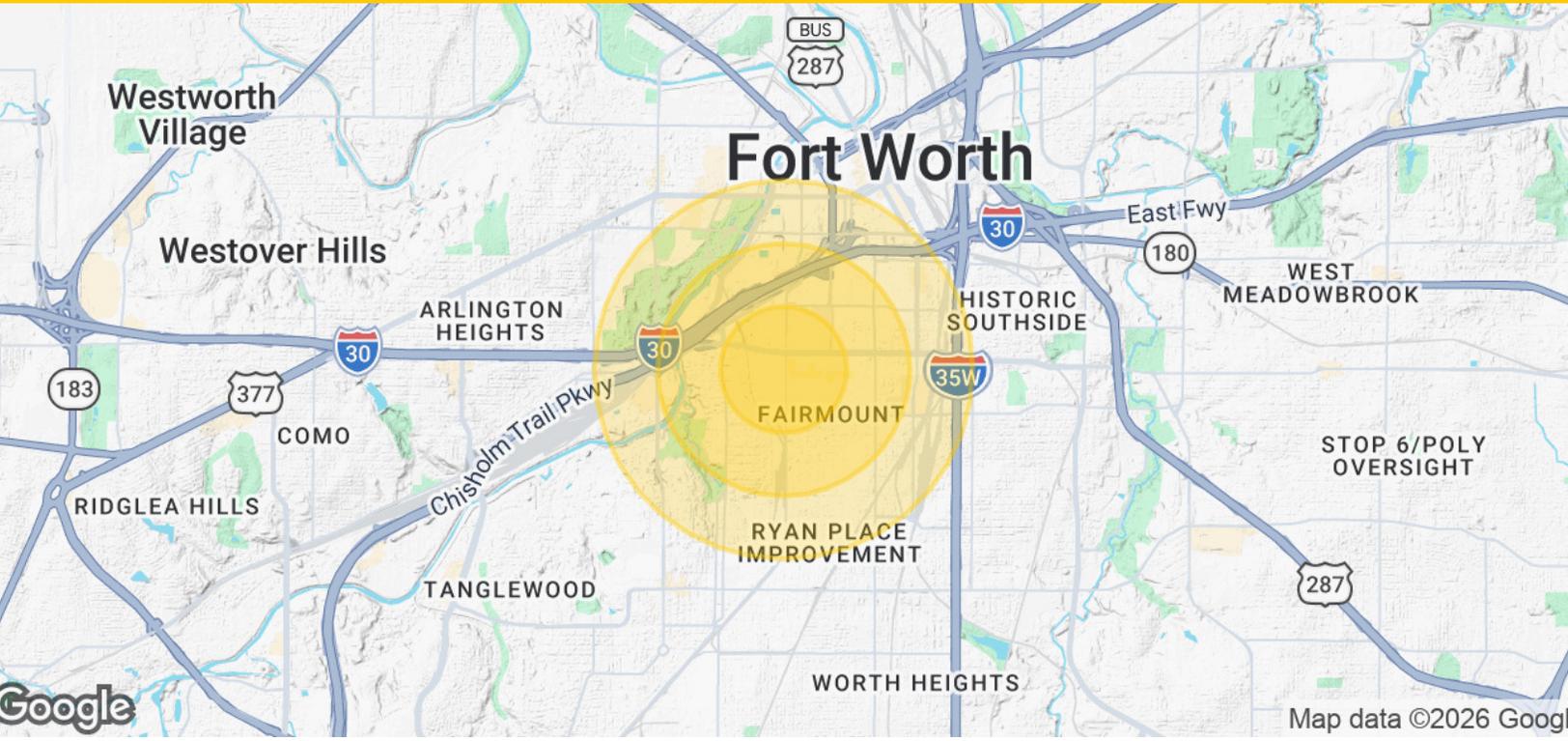
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## Demographics Map & Report

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Population	0.5 Miles	1 Mile	1.5 Miles
Total Population	2,214	10,273	23,689
Average Age	40.9	39.0	35.8
Average Age (Male)	43.2	40.8	37.6
Average Age (Female)	38.7	37.0	34.1
Households & Income	0.5 Miles	1 Mile	1.5 Miles
Total Households	1,205	5,321	11,585
# of Persons per HH	1.8	1.9	2.0
Average HH Income	\$101,145	\$94,277	\$92,315
Average House Value	\$329,353	\$316,215	\$320,913

2020 American Community Survey (ACS)

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