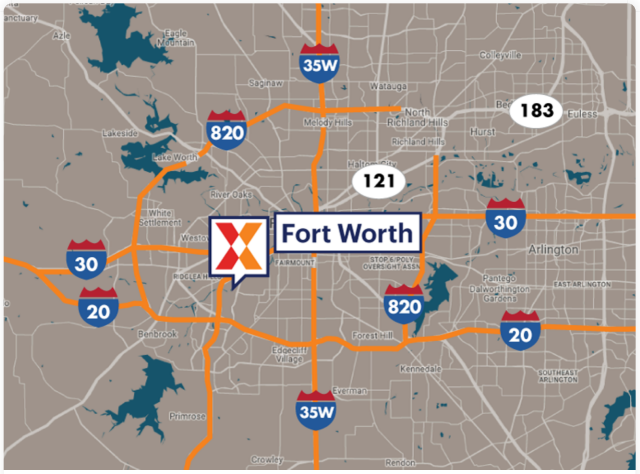
Trinity Commons

Tarrant County | Dallas-Fort Worth-Arlington, TX | 197,526 Sq Ft

3100 South Hulen Street | Fort Worth, TX 76109

32.7066, -97.3893





Demographics	1 Mile	3 Miles	5 Miles
Population	8,276	108,775	293,639
Daytime Pop.	11,122	140,127	520,004
Households	3,968	45,830	118,208
Income	$186,258	$139,292	$119,351

Source: Synergos Technologies, Inc. 2024

Ranked in the top 7% (22/332) of like centers in the market drawing an estimated 3.1M+ annual visits (Placer.ai 2025)

Tom Thumb-anchored center with strong national retailers including Ulta Beauty, Bath & Body Works, Banfield Pet Hospital, Chipotle & Starbucks

Strong daytime population of 140K+ and surrounded by a dense population of 108K+ within 3 miles

Affluent and highly educated trade area with an avg household income of $139K+ and 49% that have a college education within 3 miles

Positioned at the prominent intersection of S Hulen St with 52K+ vehicles daily and Bellaire Dr S with 19K+ vehicles daily (Kalibrate 2025)

Close proximity to Texas Christian University with 12.9K+ students (TCU 2025) and Amon G. Carter Stadium which draws 400.8K+ annual visits (Placer.ai 2025)



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Available Spaces

140 3,087 Sq Ft 360°

Current Tenants

Space size listed in square feet

104	MyEyeDr.	3,326
105	Sharkey's Cuts for Kids	1,273
108	Glamour Paws	3,435
110	Keke's Breakfast Cafe	4,974
111	Banfield Pet Hospital	3,052
113	Mathnasium	1,404
114	Great Clips	1,200
124	Pack 'N Mail	1,356
125	GNC	1,280
127	Dry Bar	2,170
130	ULTA Beauty	12,024
136	Pet Supplies Plus	4,678
138	SPENGA	4,200
142	Joe's Pizza & Pasta	1,850
143	Starbucks	1,600
149	Bath & Body Works	2,400
150	IVX Health	2,330
151	Marble Slab Creamery	1,280
153	Massage Envy	2,867
155	Body Bar Pilates	2,716
156	Madison Reed	2,339
158	Fort Worth Running Company	3,180
160	NB Suits	3,150
164	European Nail Bar	3,412
170	DSW	20,400
175	Pediatric Urgent Care Center o	2,760
180	Frost Bank	5,503
3010	Delucca Gaucho Pizza & Wine	7,093
3020	Charleston's Restaurant	6,873
3055	Meso Maya Comida Y Copas	3,518
3060	European Wax Center	1,238
3065	Chipotle Mexican Grill	2,244
3100	Tom Thumb	63,828
3140	Panda Express	2,002
3150	Cafe Margot	4,570

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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