Executive Summary



Details

Lease Rate:	$12 - 16 SF/yr (NNN)
Number of Units:	5
Available SF:	1,363 - 1,410 SF
Lot Size:	1.25 Acres
Building Size:	7,488 SF
NOI:	$86,167.64
Cap Rate:	7.5%
Cross Streets:	Midwest Blvd and E Reno
Renovated:	2016

Highlights

- Great Visibility
- Signage Opportunities
- Major Retail Corridor
- Two (2) major grocery stores located at this intersection

Overview

Discover a prime leasing opportunity at 7452 E. Reno, Midwest City, OK, 73110. There are two suites available: 7452 is 1,363 SF at $14.00 SF/yr (NNN), and 7460 is 1,410 SF at $12.00 SF/yr (NNN). This property offers exceptional visibility and signage opportunities in a major retail corridor. With two major grocery stores located at this intersection, the traffic is sure to be substantial, providing valuable exposure for your business. This versatile space presents an ideal opportunity to establish or expand your presence in a thriving commercial area. Don't miss out on the chance to make your mark in this high-traffic location.

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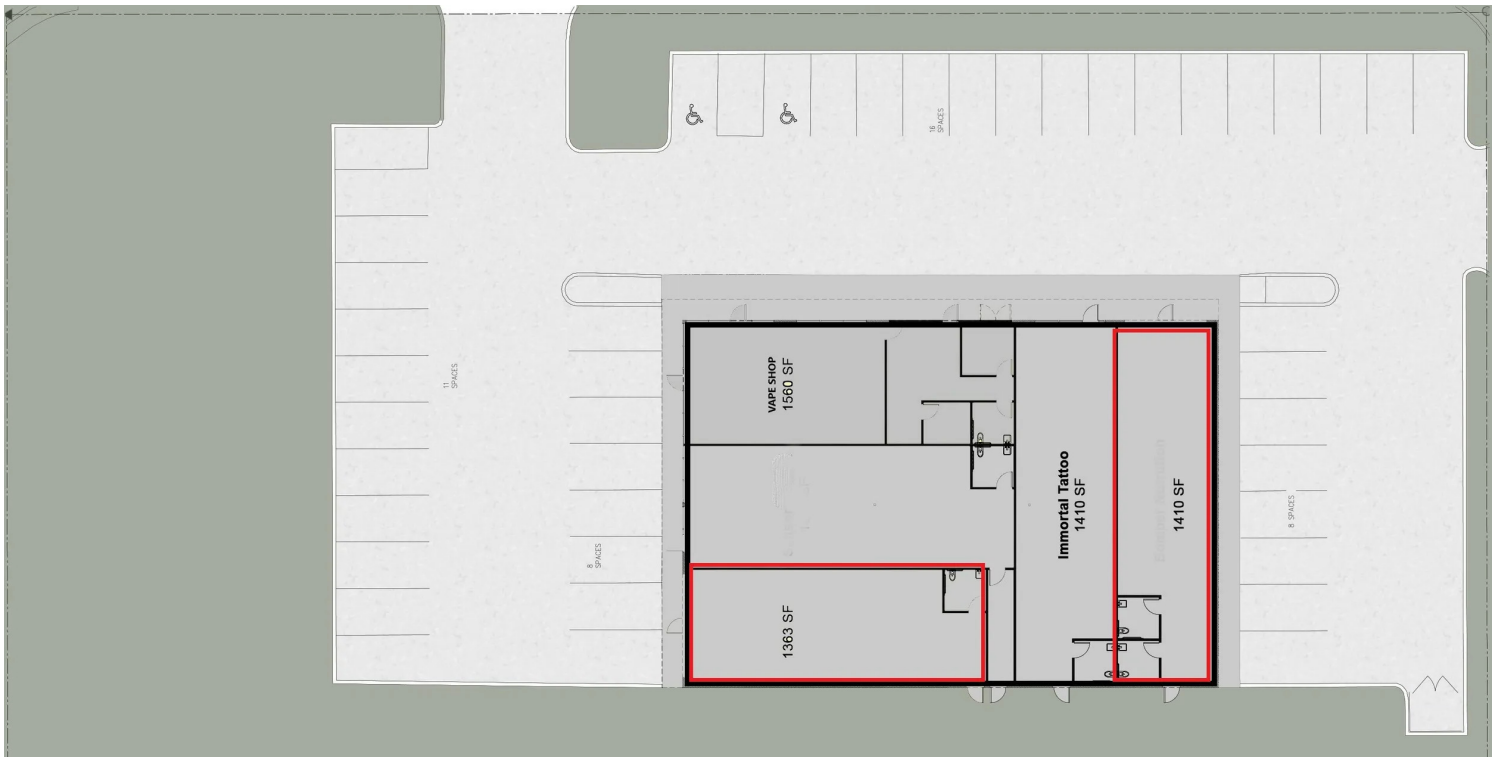
Additional Photos





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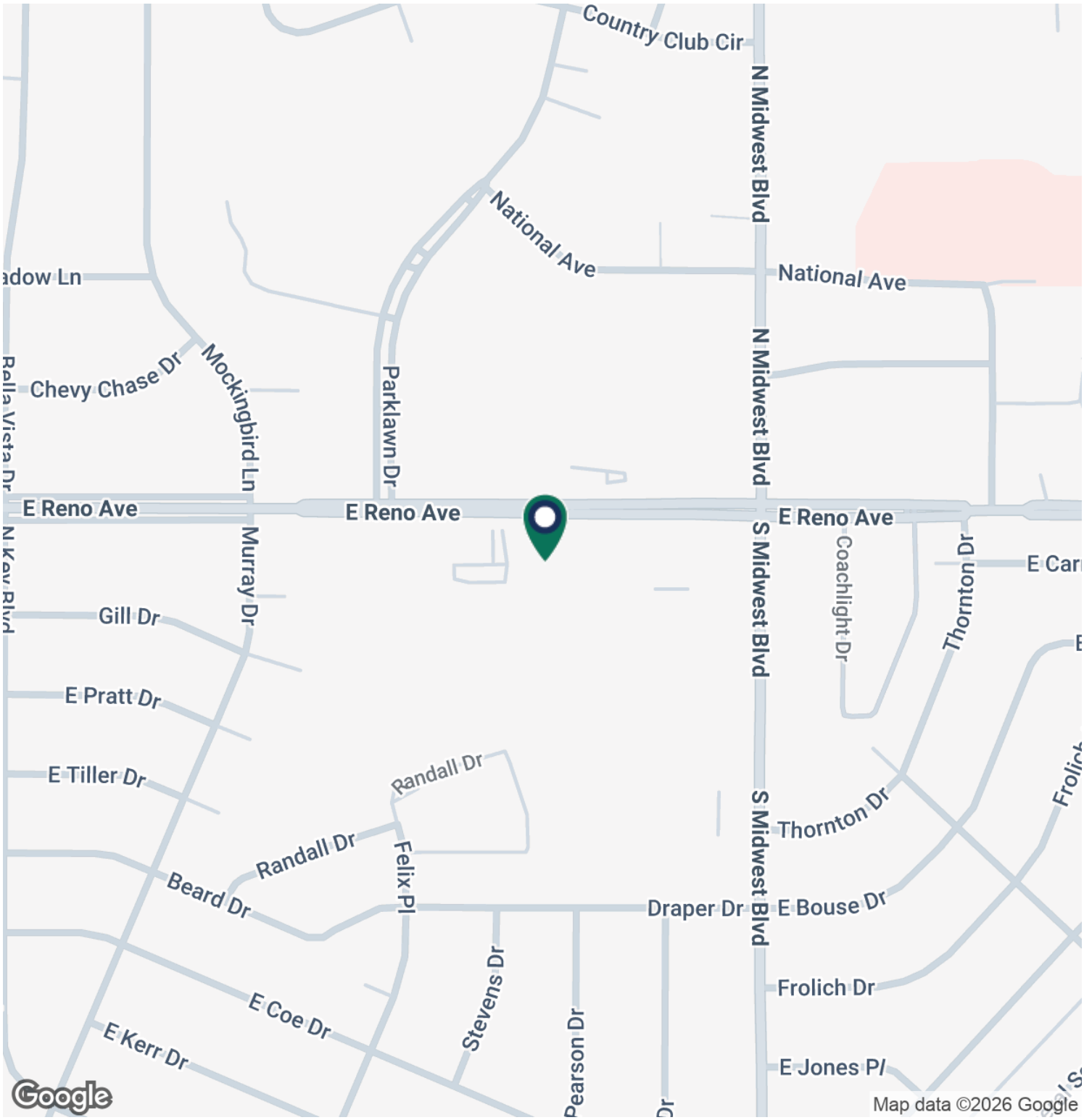
Location Map



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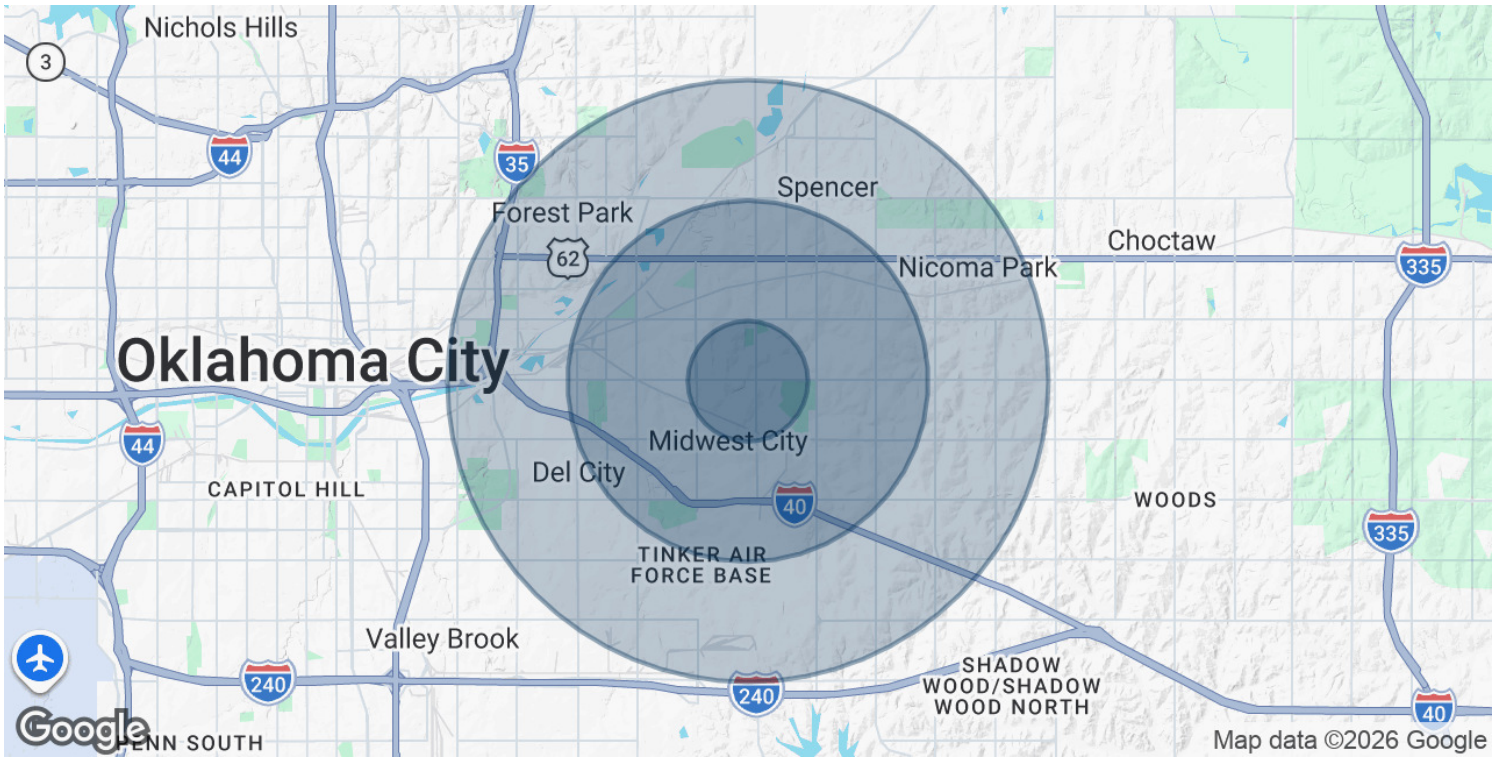
Demographics Map & Report



Population	1 Mile	3 Miles	5 Miles
Total Population	10,791	57,426	112,358
Average Age	34.2	36.2	36.3
Average Age (Male)	30.3	33.8	34.4
Average Age (Female)	35.5	38.5	37.8

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	4,675	24,318	45,840
# of Persons per HH	2.3	2.4	2.5
Average HH Income	$81,578	$70,827	$72,685
Average House Value	$132,328	$148,799	$163,357

2023 American Community Survey (ACS)

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