Executive Summary



Details

Lease Rate:	$28 SF/yr (NNN)
Available SF:	2,600 SF
Lot Size:	3.86 Acres
Building Size:	18,602 SF
Renovated:	2020
Submarket:	Oklahoma City

Overview

825 SW 19th St sits in the heart of Moore's premier retail corridor, widely recognized as one of the highest-traffic stretches in the OKC metro. This 2016-built center offers 2,600 SF of move-in ready space surrounded by an exceptional mix of national and regional tenants. With direct frontage on SW 19th, strong co-tenancy, and a scenic lakeside setting, this is a rare opportunity to establish your business alongside some of the market's most sought-after retailers.

Highlights

- Prime Moore Location — Positioned on SW 19th Street, Moore's busiest retail corridor and one of the OKC metro's top retail destinations
- Strong Co-Tenancy — Neighbors include Dave's Hot Chicken, Hideaway Pizza, Poke Moana, and The Nail Lounge
- Excellent Visibility & Access — High exposure from 19th Street with ample parking and easy ingress/egress for customers
- Dense Retail Trade Area — Surrounded by Target, Dick's Sporting Goods, Ulta Beauty, Burlington, Starbucks, Chipotle, and Raising Cane's within walking distance
- Established, High-Quality Asset — Built in 2016, renovated in 2020, on a 3.86-acre site with 124,000+ residents within a 5-mile radius

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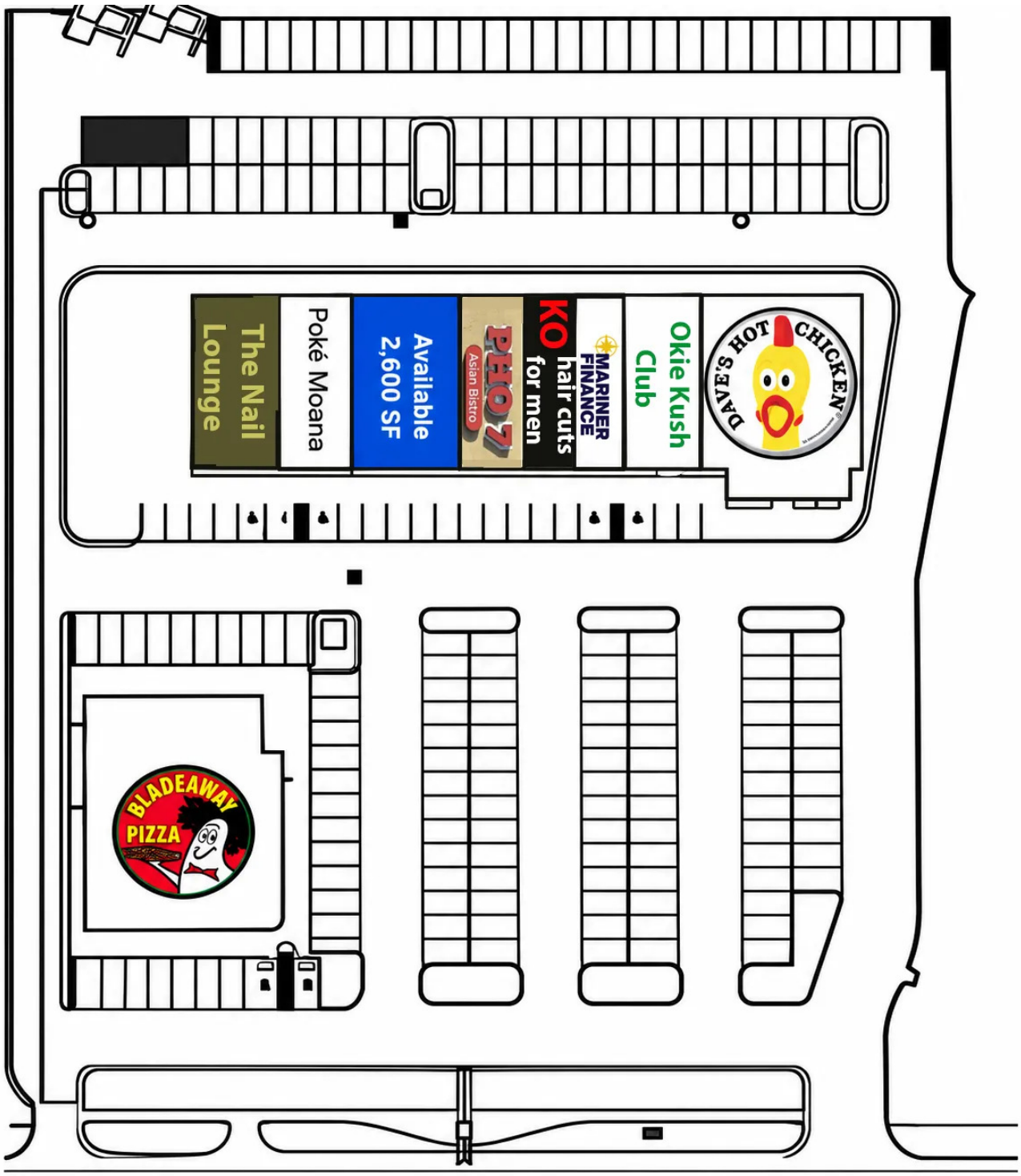


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Site plan



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Location Map

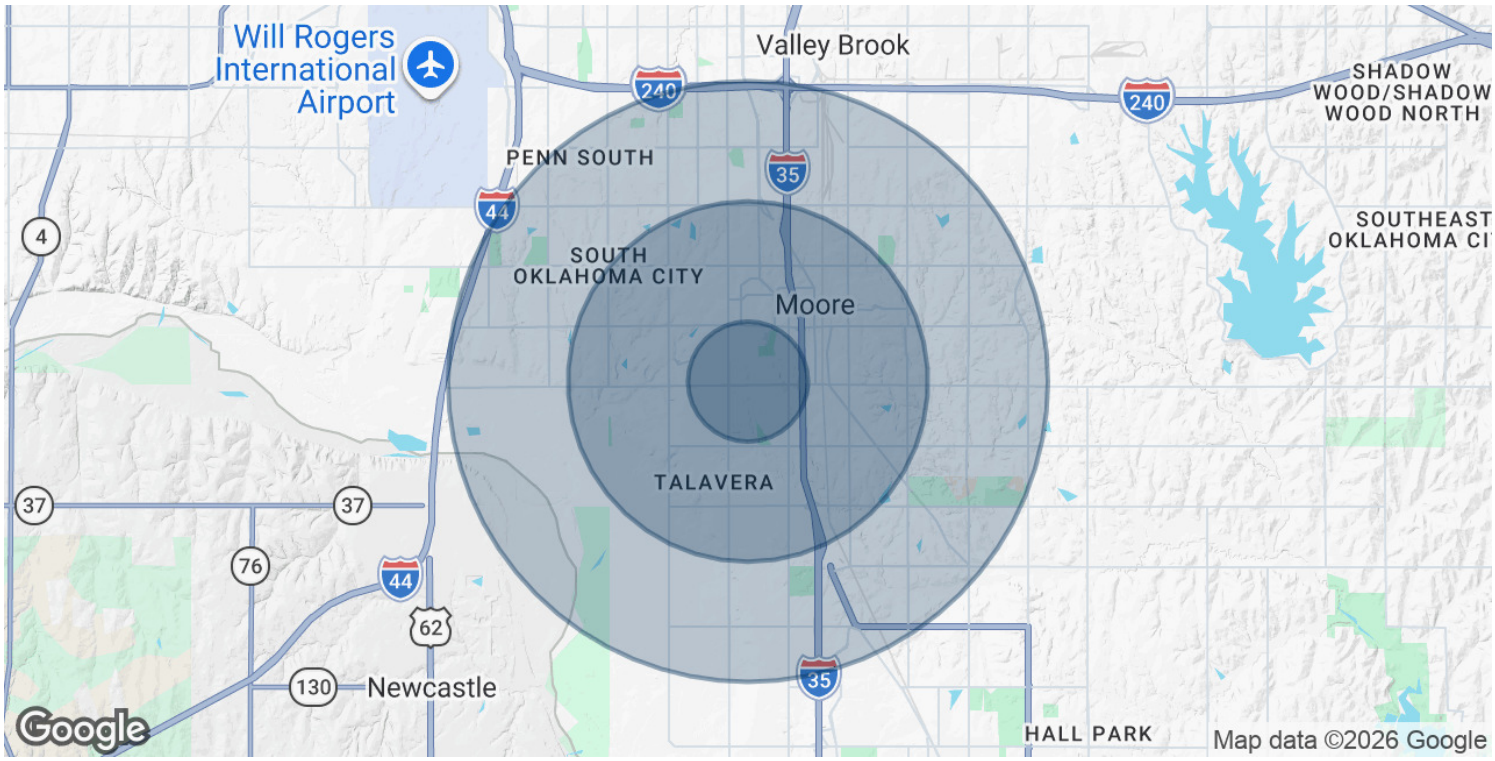


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Demographics Map & Report



Population	1 Mile	3 Miles	5 Miles
Total Population	7,803	64,253	124,097
Average Age	30.9	32.2	34.4
Average Age (Male)	31.0	31.2	33.5
Average Age (Female)	30.5	32.9	35.3

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	2,826	24,129	47,252
# of Persons per HH	2.8	2.7	2.6
Average HH Income	$64,339	$65,312	$70,636
Average House Value	$126,442	$136,093	$154,335

2020 American Community Survey (ACS) *10132026*

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