PRESTIGE POINTE

2108 S DIVISION ST | GUTHRIE, OK 73044

CREEK PRICE EDWARDS



Lease Rate: $16 SF/yr (MG)

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Executive Summary



Details

Lease Rate:	$16 SF/yr (MG)
Number of Units:	6
Available SF:	1,000 - 2,000 SF
Building Size:	6,542 SF
Year Built:	2003

Highlights

- High visibility location with easy access
- Spacious storefront windows for product display
- Versatile layout for customization
- Well-maintained exterior with professional facade
- Ample parking for tenants and visitors
- Ideal canvas for retail or street retail businesses.

Overview

Explore a prime leasing opportunity in Guthrie, OK. This versatile retail space offers high visibility, easy access, and a spacious layout, making it ideal for showcasing merchandise and attracting foot traffic. The well-maintained exterior, ample parking, and convenient amenities ensure a seamless experience for both tenants and visitors. Elevate your business with a new office or retail space.

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Lease Spaces



Lease Information

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	1,000 - 2,000 SF	Lease Rate:	$16 SF/yr

Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
Suite A	Available	1,000 - 2,000 SF	Modified Gross	$16.00 SF/yr	Potential ability to accommodate 2,000 SF strong tenant
Suite C	Available	1,000 SF	Modified Gross	$16.00 SF/yr	-

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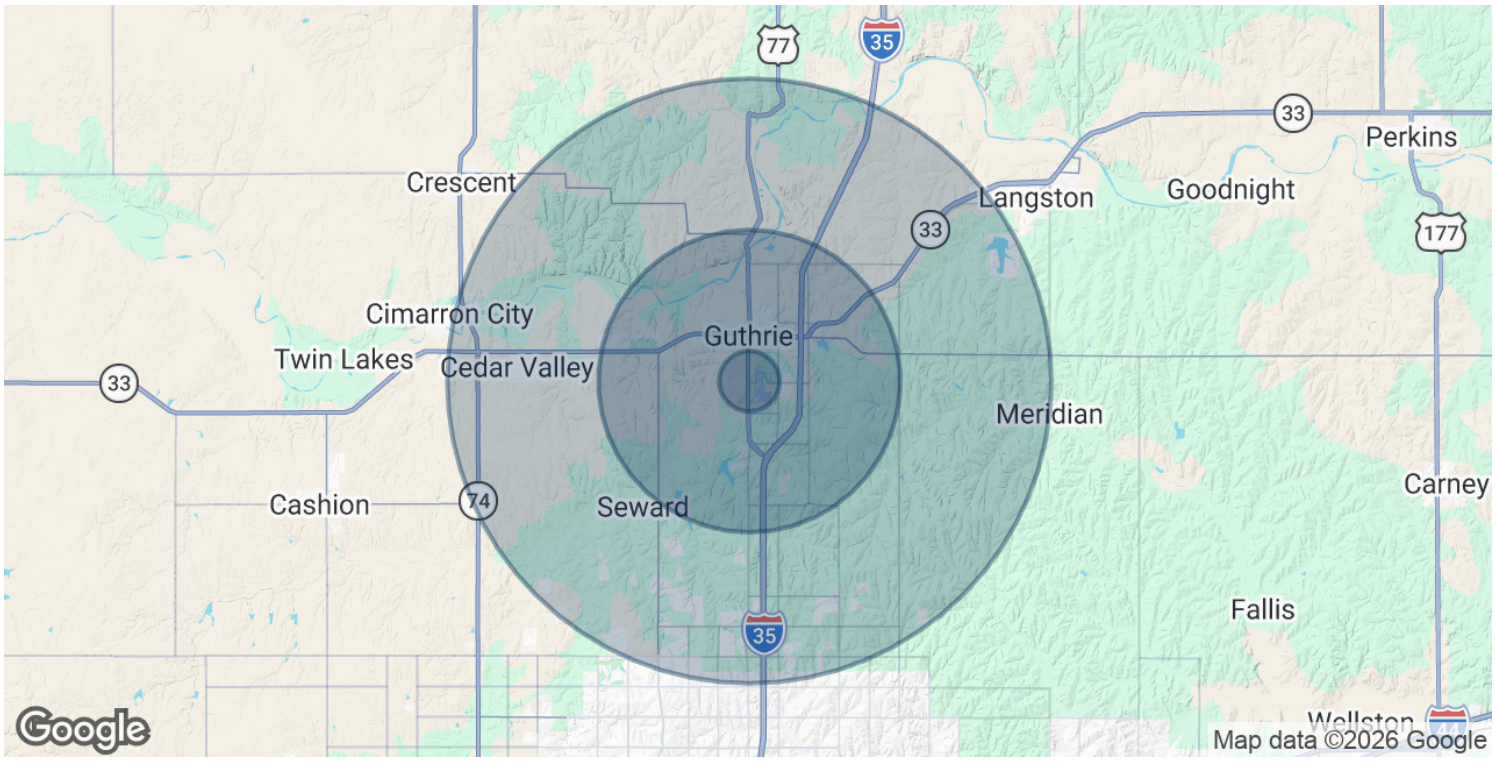
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Demographics Map & Report



Population	1 Mile	5 Miles	10 Miles
Total Population	1,035	16,070	42,121
Average Age	41.4	40.0	40.5
Average Age (Male)	38.6	39.7	40.4
Average Age (Female)	42.1	42.3	41.3

Households & Income	1 Mile	5 Miles	10 Miles
Total Households	344	5,472	14,405
# of Persons per HH	3.0	2.9	2.9
Average HH Income	$64,745	$80,006	$122,921
Average House Value	$190,310	$184,567	$289,401

2023 American Community Survey (ACS) *11042026*

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