

Executive Summary



Details

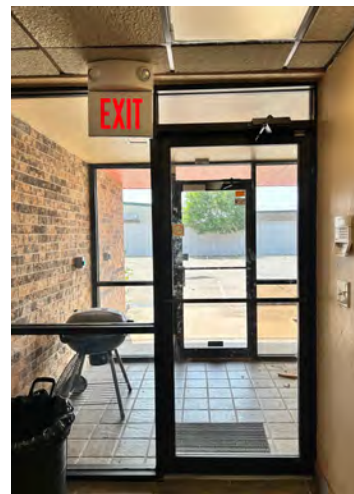
Lease Rate:	\$9.74 SF/yr (MG)
Available SF:	7,388 SF
Lot Size:	22,057 SF
Building Size:	7,388 SF
Renovated:	1979
Submarket:	Southwest Oklahoma City

Overview

Introducing a 7,388 SF Office Building in the heart of Oklahoma City Metro area. Constructed in 1977 and meticulously renovated in 1979, offers an ideal space for discerning investors. Zoned I-2, the property boasts 4 dedicated bathrooms, a conference room, and a storage area with convenient access to the rear parking lot.

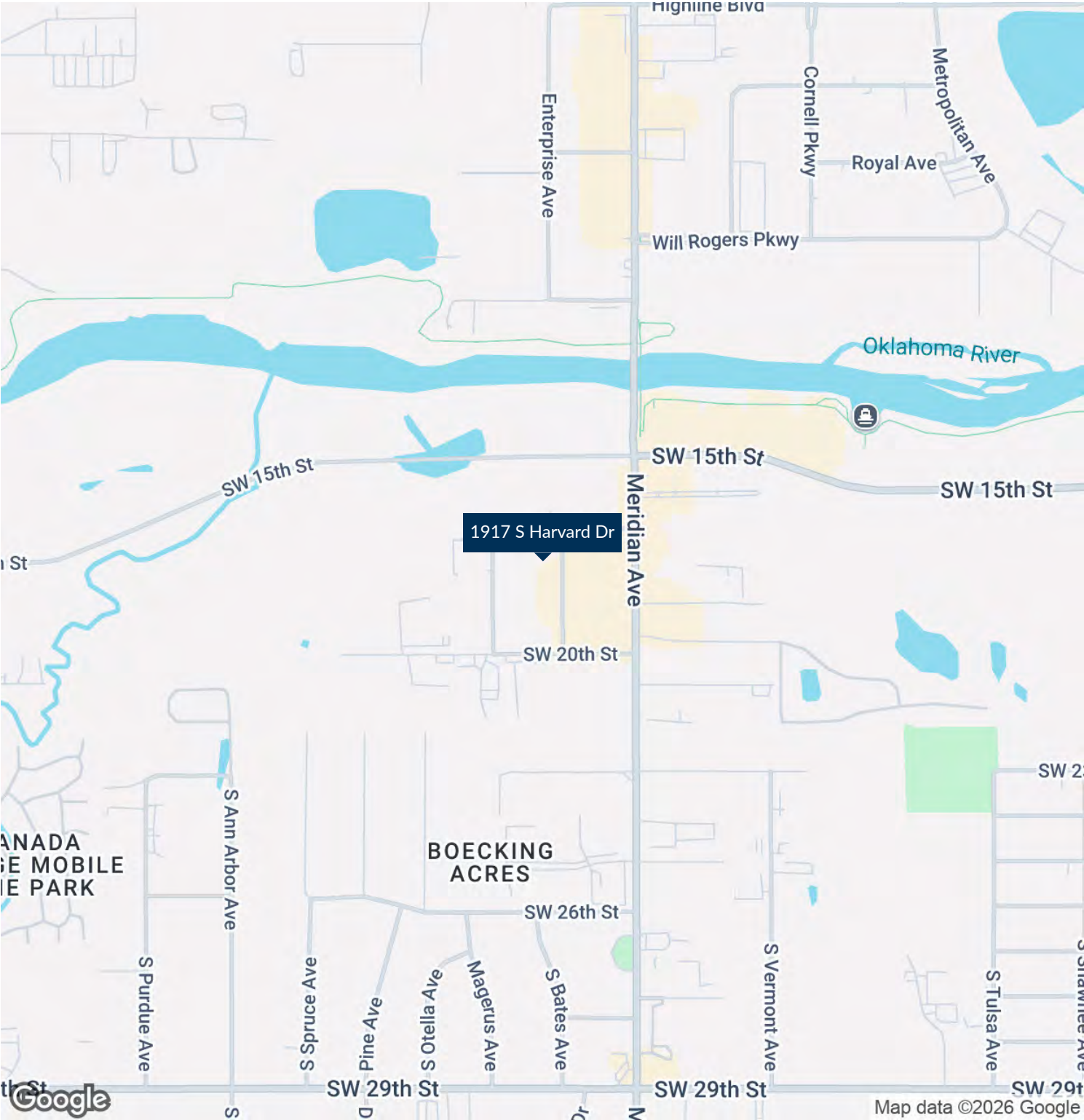
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Additional Photos



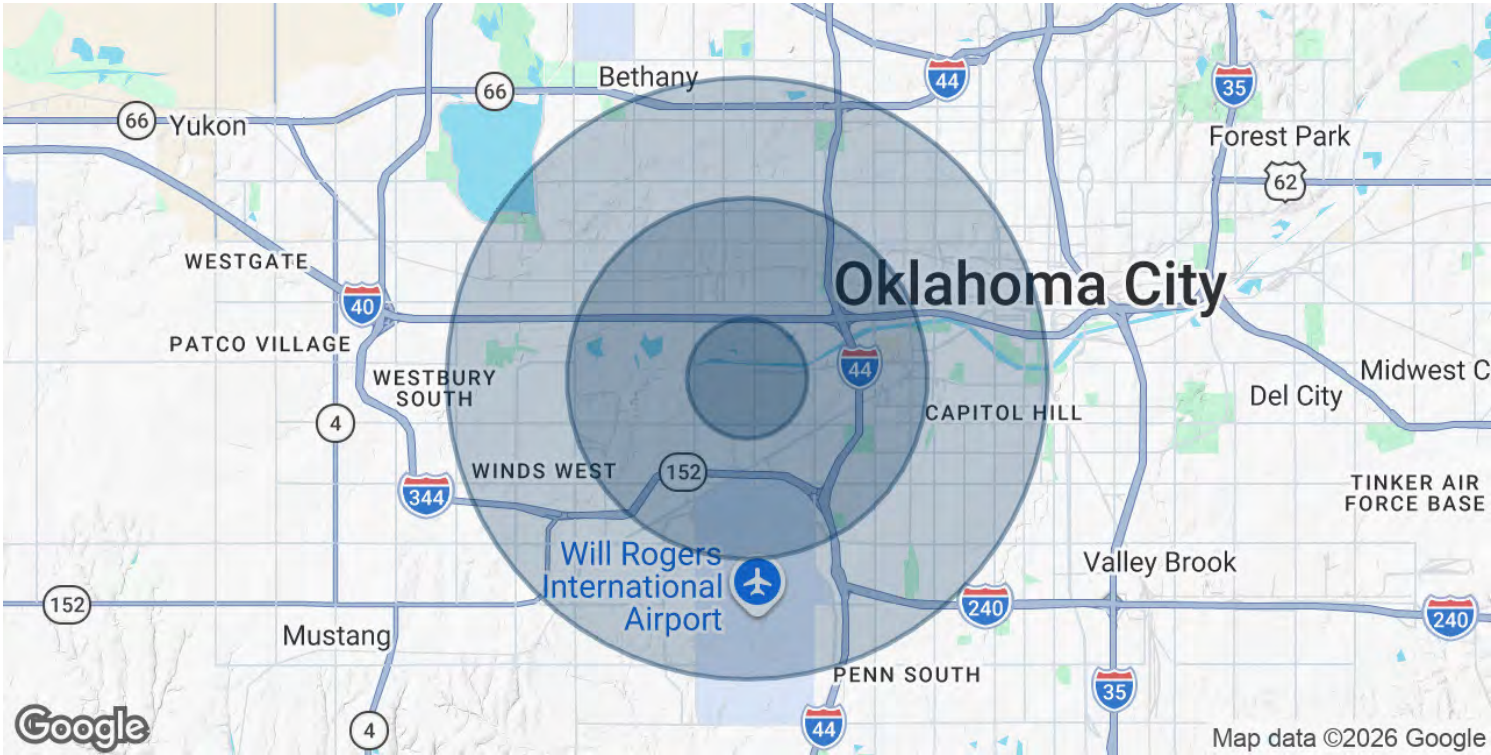
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Location Map



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Demographics Map & Report



Population	1 Mile	3 Miles	5 Miles
Total Population	3,006	43,598	189,267
Average Age	32.0	30.6	32.0
Average Age (Male)	29.1	29.3	32.4
Average Age (Female)	37.8	33.8	32.7
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	1,323	16,086	71,397
# of Persons per HH	2.3	2.7	2.7
Average HH Income	\$79,367	\$56,506	\$66,028
Average House Value	\$86,135	\$97,204	\$149,027

2023 American Community Survey (ACS)

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