

EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$14.50 SF/yr (NNN)
Building Size:	20,000 SF
Available SF:	2,500 - 5,000 SF
Lot Size:	1.36 Acres
Number of Units:	1
Year Built:	2015
Submarket:	Southeast

PROPERTY OVERVIEW

This 20,000 square foot medical office building is located off of I-40 on SE 29th St & Sooner Rd in the Sooner Road Center. It has ample parking in front and back with overhead doors on back side offering flex space if needed. Both suites available can be built to suit. TI Available.

SPACES	LEASE RATE	SPACE SIZE
Suite 103-104	\$14.50 SF/yr	2,500 - 5,000 SF

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FLEX OFFICE BUILD TO SUIT



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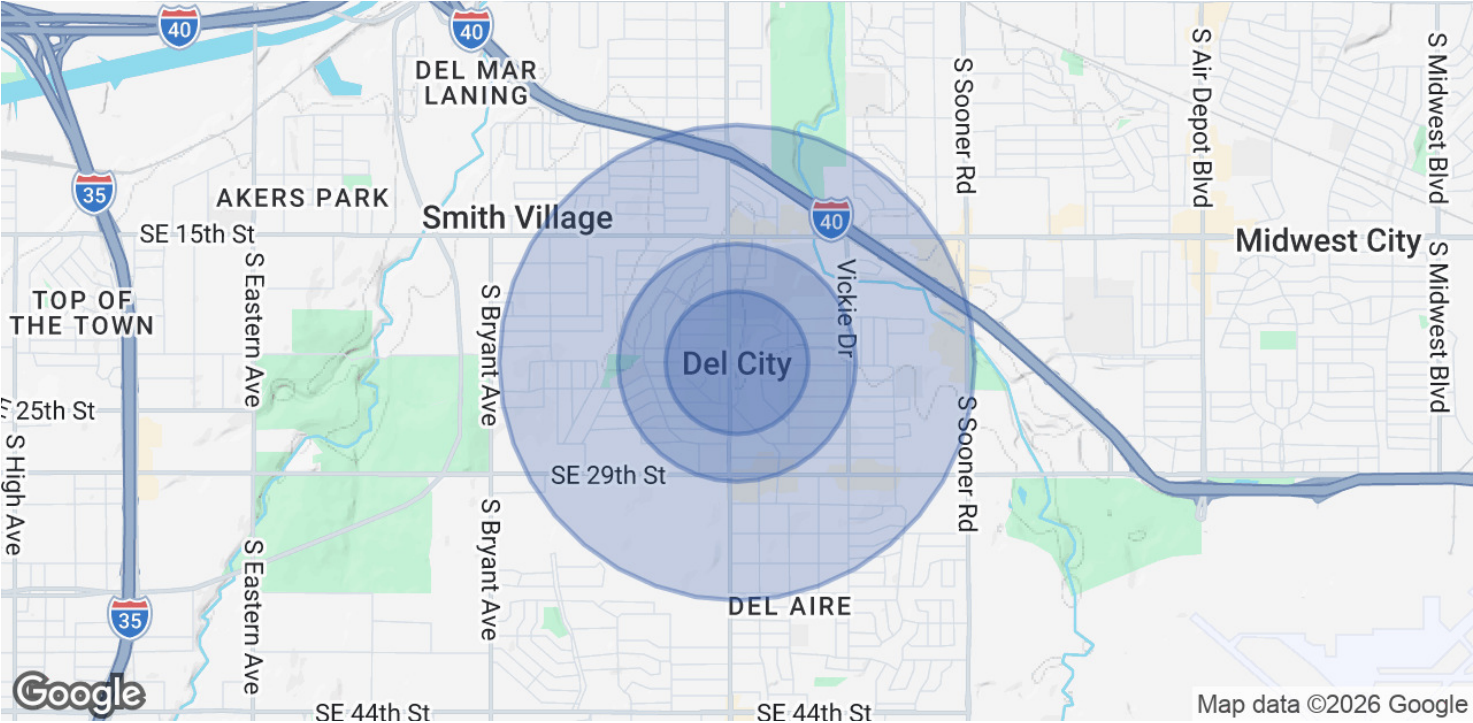
5460 MAIN STREET
5460 MAIN STREET | DEL CITY, OK 73115



EXAMPLE FLOOR PLAN (5,000 SF)

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DEMOGRAPHICS MAP & REPORT



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	824	2,981	10,218
Average Age	38	38	38
Average Age (Male)	37	36	37
Average Age (Female)	39	39	40

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	342	1,225	4,120
# of Persons per HH	2.4	2.4	2.5
Average HH Income	\$62,225	\$61,987	\$59,284
Average House Value	\$93,784	\$99,499	\$127,975

2020 American Community Survey (ACS)

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