

RESTAURANT/BAR WITH OUTDOOR SEATING

2425 N WALKER AVE., OKLAHOMA CITY, OK 73103



OFFERING SUMMARY

Lease Rate:	\$5,000/mth
NNN:	\$503/mth
Building Size:	949 SF
Property Size:	0.22 acres
Year Built:	1929
Zoning:	SPUD

PROPERTY OVERVIEW

Formerly Pump Bar, this property has tremendous outdoor seating for a unique OKC experience in the heart of the Uptown District. Join Maht, Old School Bagel, Anytime Fitness, Walgreens, Cox Communications, and more. Enjoy the crowds of Tower Theatre and the other business of Uptown District.

PROPERTY HIGHLIGHTS

- Prime Location: Visible at the stop light of NW 23rd and Walker, located at the corner of NW 24th Street and Walker
- Private Parking: 141 parking spots on private property, shared with off setting hours of the Rise
- Draws neighborhood residents, Paseo Arts District and Historic Route 66 (NW 23rd Street) traffic.
- Large outdoor area with room for games and other entertainment. Room for dine-in as well.
- Walk in cooler, vent hood, bar installed

TROY HUMPHREY

405.219.7500

troy@creekcre.com

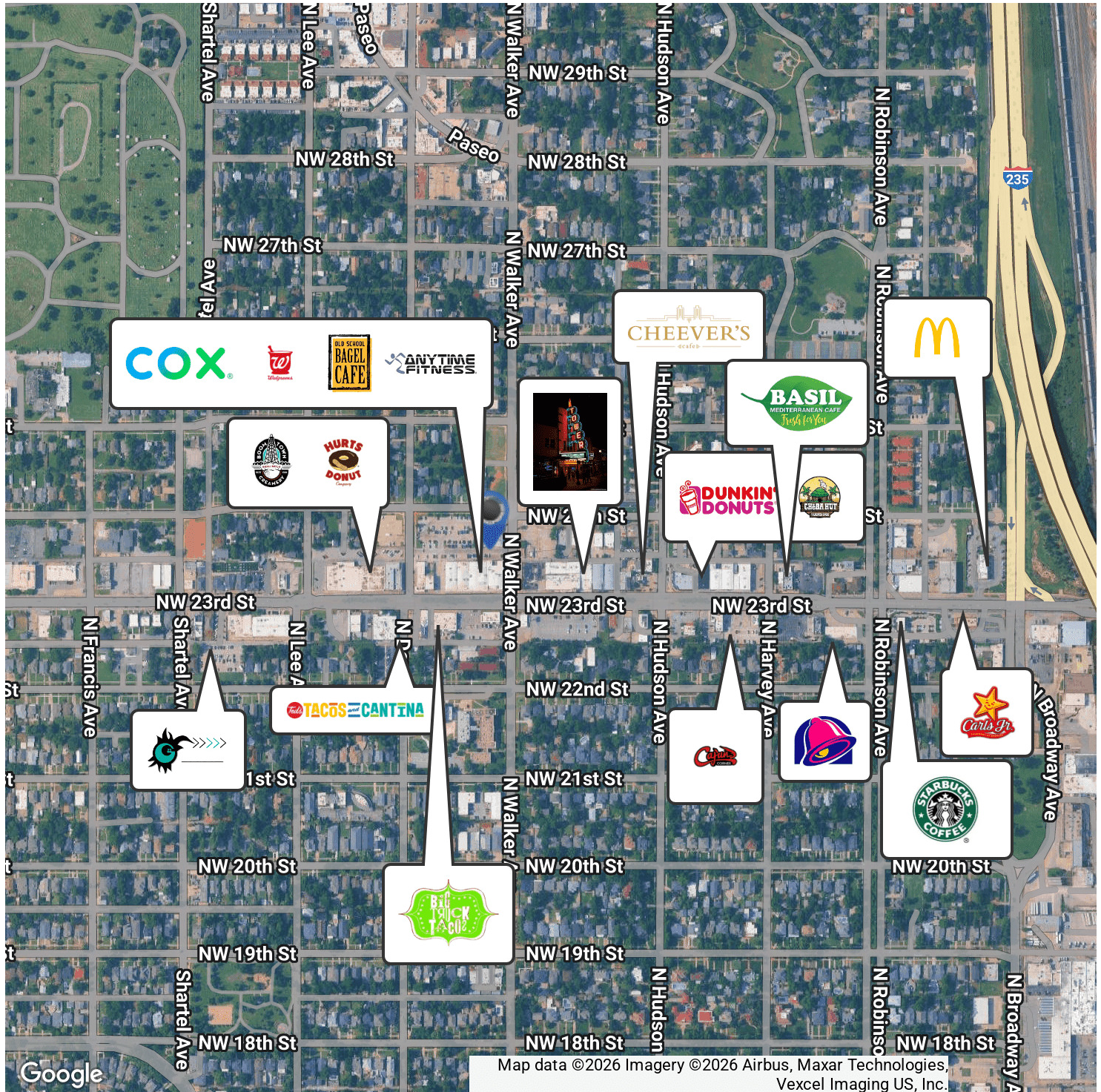
PHOTOS



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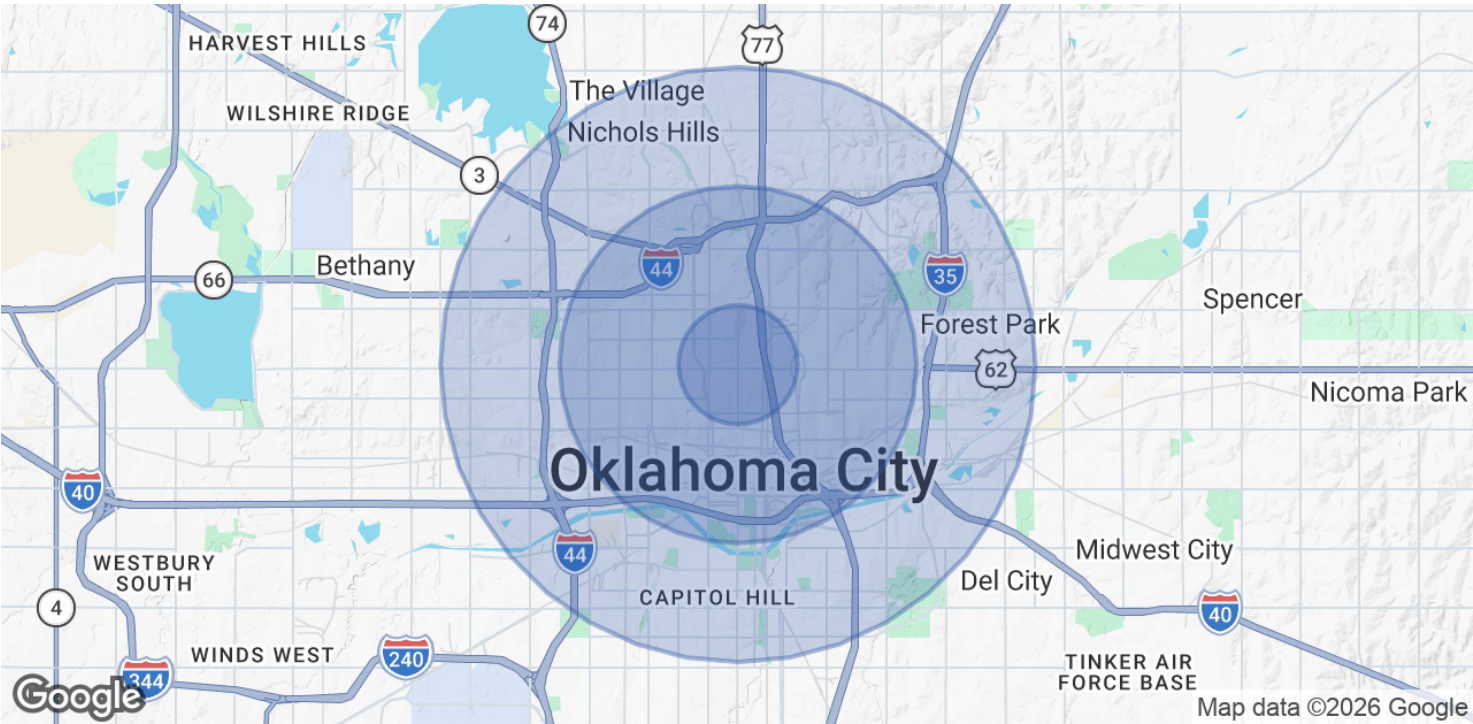
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RETAILER MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,550	80,471	187,658
Average Age	38	38	38
Average Age (Male)	38	37	37
Average Age (Female)	37	39	39

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,139	36,669	79,833
# of Persons per HH	1.9	2.2	2.4
Average HH Income	\$98,245	\$73,246	\$72,994
Average House Value	\$432,232	\$272,314	\$254,792

2020 American Community Survey (ACS)

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