

OFFICE SPACE FOR LEASE

3550 WEST ROBINSON STREET

Norman, OK 73072

TYLER HUXLEY
405.973.8435
tyler@creekcre.com

EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$13.00 - 21.00 SF/yr
Building Size:	36,230 SF
Available SF:	1,098 - 3,389 SF

PROPERTY OVERVIEW

This well-maintained office building is ideally located on a hard corner of one of the best intersections in Norman, offering excellent visibility, accessibility, and a professional setting suitable for a wide range of office, medical, or institutional users.

Disclosure: The leasing broker has an ownership interest in the property.

PROPERTY HIGHLIGHTS

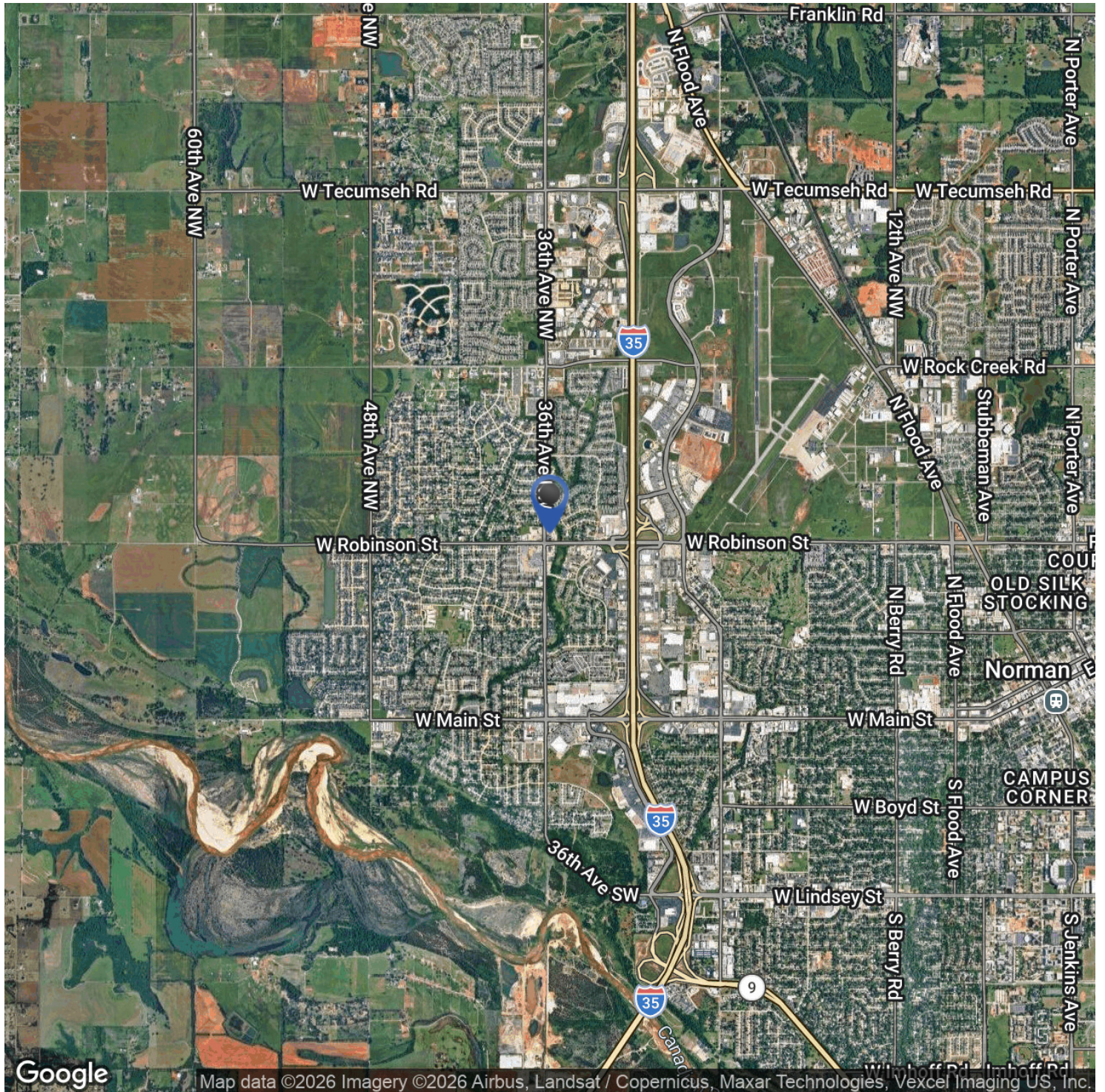
- Excellent Visibility and Access
- Ample Parking
- Centrally located in Norman with Proximity to I-35 and OU
- Proximity to Great Restaurants and Retailers

SPACES	LEASE RATE	SPACE SIZE
Suite 101	\$21.00 SF/yr	1,851 - 3,389 SF
Suite 102	\$21.00 SF/yr	1,538 - 3,389 SF
Suite b202	\$13.00 SF/yr	1,098 SF

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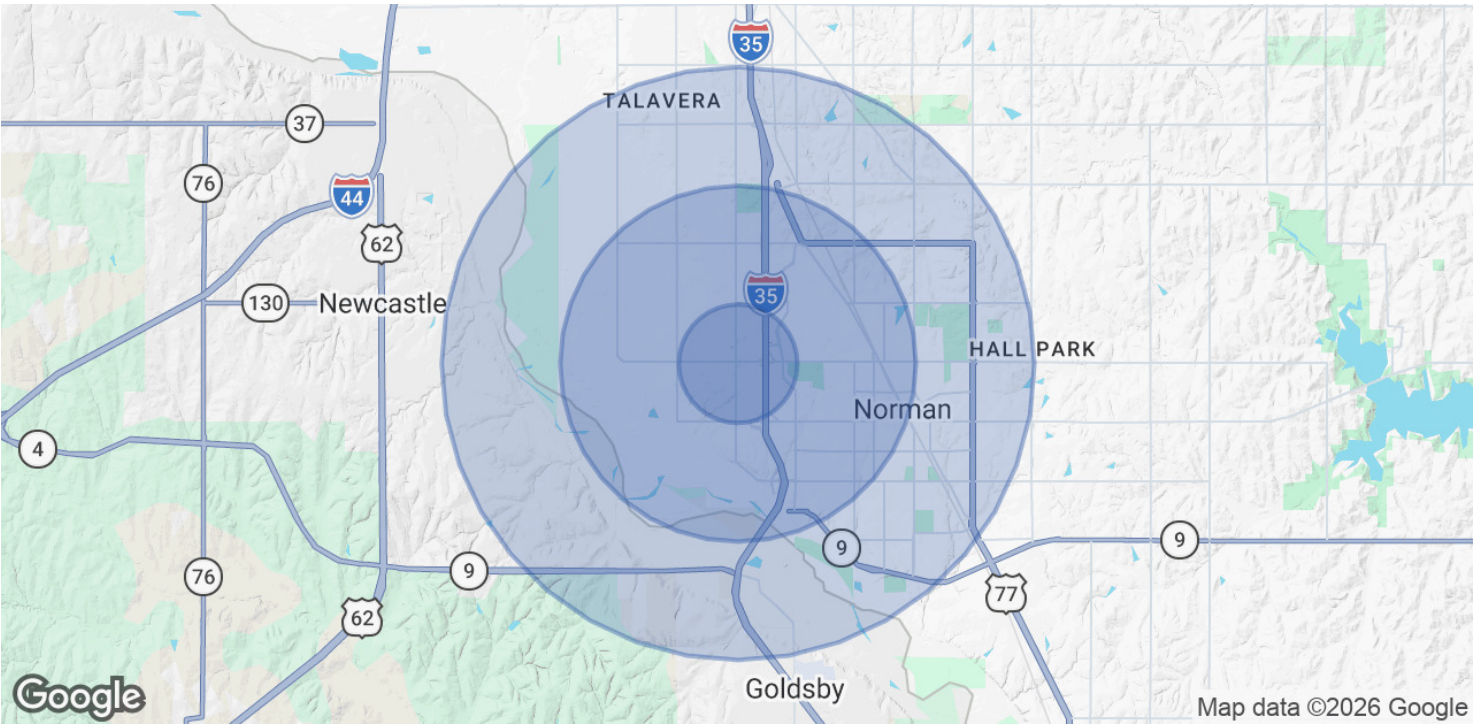
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LOCATION MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,331	45,550	104,030
Average Age	45	40	37
Average Age (Male)	43	39	36
Average Age (Female)	46	42	38

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,495	19,322	40,944
# of Persons per HH	2.3	2.4	2.5
Average HH Income	\$117,603	\$97,204	\$89,392
Average House Value	\$377,212	\$315,490	\$316,138

2020 American Community Survey (ACS)

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