



OFFERING SUMMARY

Lease Rate:	\$18.00 SF/yr (NNN)	
NNN:	\$3.50 SF/yr	
Available SF:	3,266 SF	
Lot Size:	0.12 Acres	
Year Built:	2015	
Building Size:	3,266 SF	
Submarket:	North	

TRAFFIC COUNTS

N Western Ave	north south	25,570
W Memorial Rd	east west	25,548

PROPERTY DESCRIPTION

This beautiful office building is located in the Glen Eagles Office Park, just blocks from the Chisholm Creek development with easy access to Memorial Road and the Kilpatrick Turnpike.

PROPERTY HIGHLIGHTS

- Dedicated Fiber Line
- Large Conference Room
- High Ceilings & LED Lights
- Nine Individual Offices
- Multi-Person Receptionist Office
- Open Concept Work Areas
- Break Room with Stainless Steel Appliances
- Exterior Signage Available
- Beautiful Built-Ins

GIRMA MOANING

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OFFICE BUILDING FOR LEASE

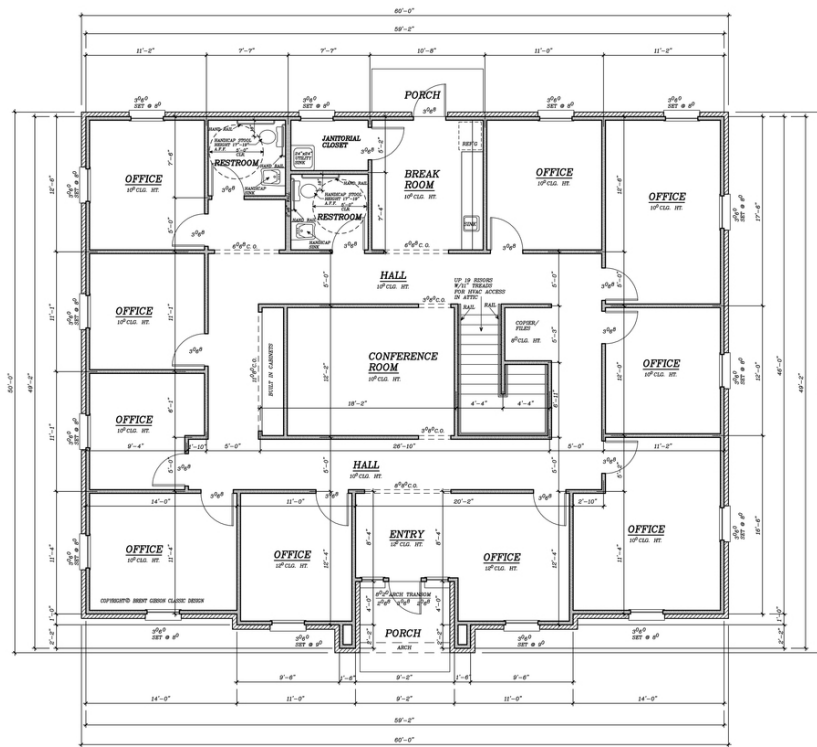
900 139TH ST PARKWAY, EDMOND, OK 73013



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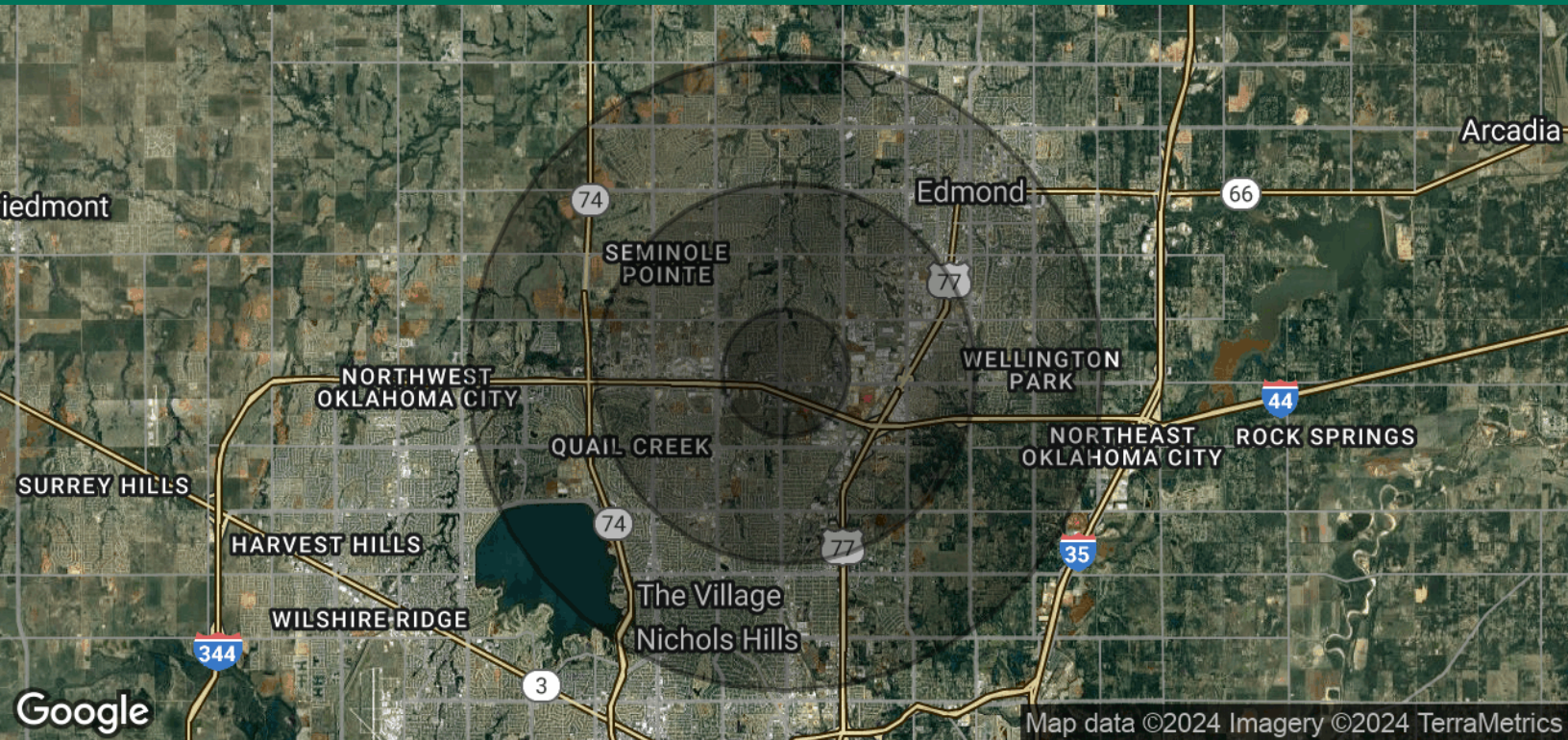
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	4,930	68,736	156,761
Average Age	32.1	32.3	34.0
Average Age (Male)	32.2	30.8	32.2
Average Age (Female)	32.0	33.6	35.3

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,221	29,032	64,656
# of Persons per HH	2.2	2.4	2.4
Average HH Income	\$80,818	\$69,113	\$75,851
Average House Value	\$226,657	\$182,434	\$195,991

2020 American Community Survey (ACS)

04242024

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