

THE UPTOWN

2416-2422 N ROBINSON AVE, OKC, OK 73103

1,200 SF
White-Box Ready



PROPERTY DESCRIPTION

The Uptown Building is a mixed use retail/office and multi-family property with 1,200 SF retail space available for lease. The suite is white-box ready and available for immediate occupancy. Interior includes 2 storage closets, Kitchenette, ADA bathrooms, and access to communal wi-fi. Co-tenants include Toast & Coffee Coffee shop, Found Love - Bridal Boutique, and Go Consulting IT Services. Includes parking in the front of the building, on the Northside side of the building, and additional parking on the east side of the property. Lease rate includes CAM, Water, and Gas.

PROPERTY HIGHLIGHTS

- 1,200 SF Available
- Rate: \$16-\$18/MG
- White-box ready
- Available for Immediate Occupancy
- Lease rate includes Water and Gas Utility

OFFERING SUMMARY

| | |
|-------------------------|----------------------------|
| Lease Rate | \$16.00 - 18.00 SF/yr (MG) |
| Number of Units: | 4 |
| Available SF: | 1,200 SF |
| Building Size: | 13,440 SF |

| SPACES | LEASE RATE | SPACE SIZE |
|-----------------|-----------------------|------------|
| 2420 N Robinson | \$16.00 - 18.00 SF/yr | 1,200 SF |

TRAFFIC COUNTS - ACOG

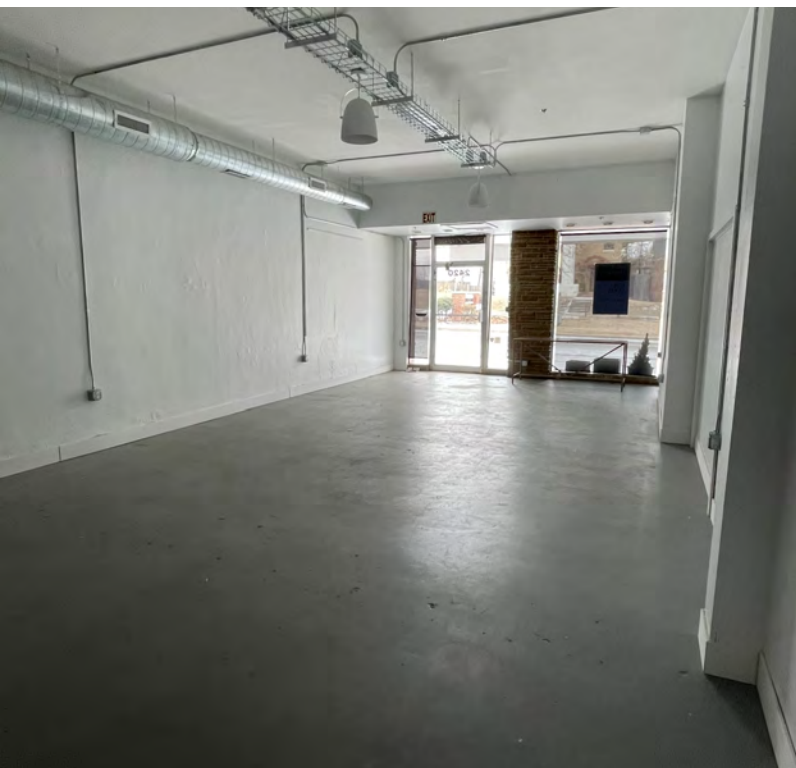
| | | |
|-------------------|-------|--------|
| NW 23rd | east | 27,296 |
| NW 23rd | west | 24,050 |
| N Robinson | north | 1,616 |
| N Robinson | south | 1,974 |

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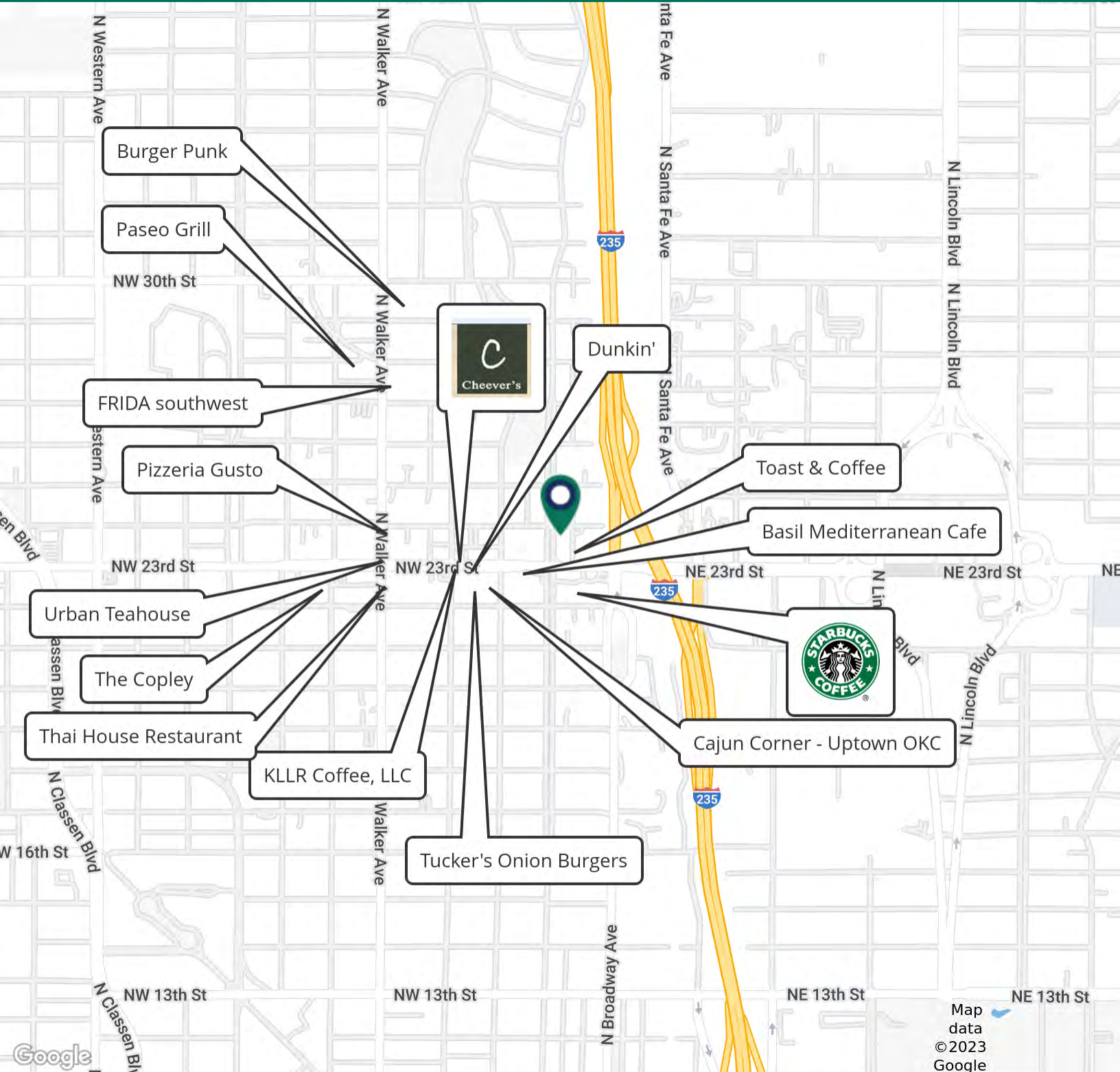
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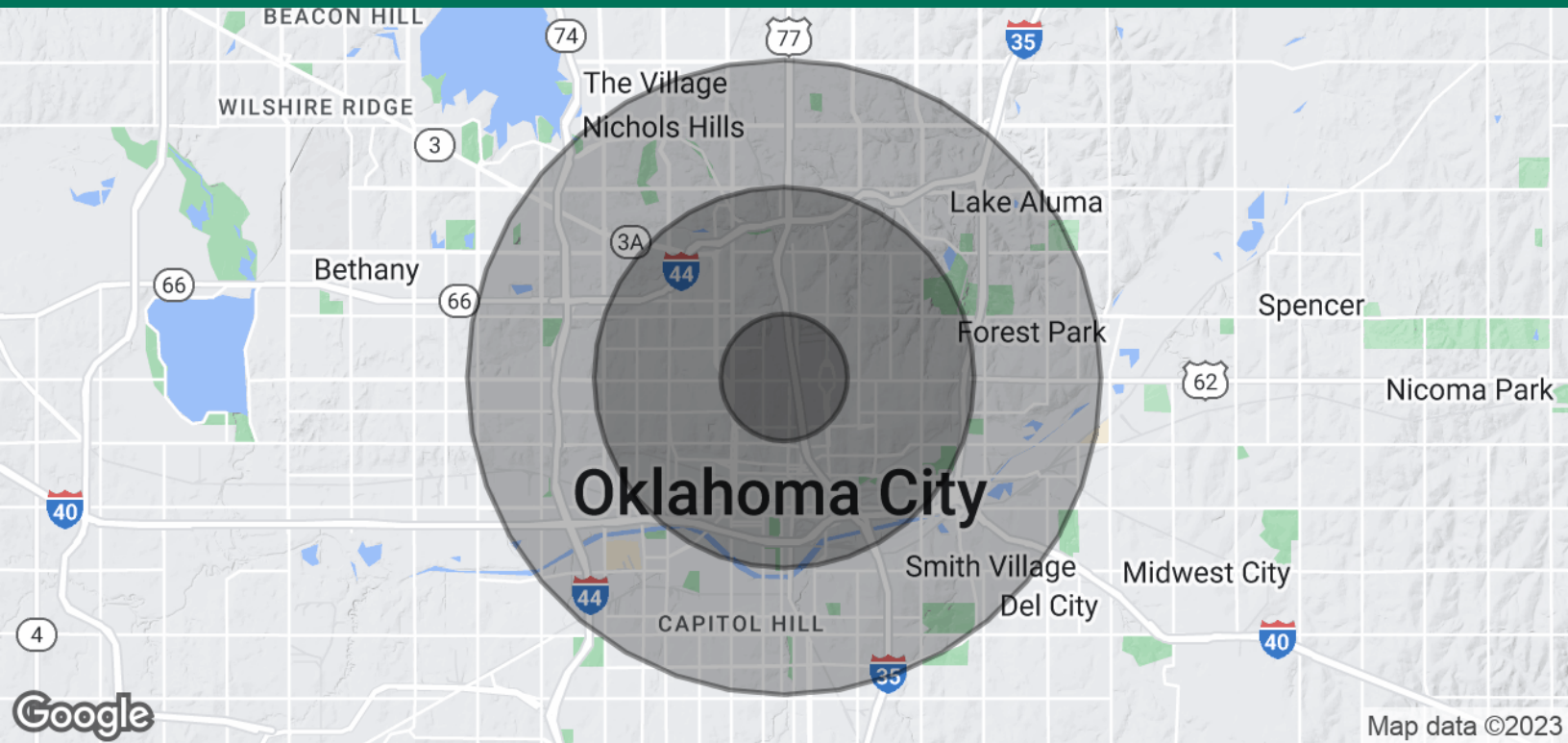
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| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|----------------------|-----------|-----------|-----------|
| Total Population | 9,894 | 70,762 | 177,175 |
| Average Age | 35.7 | 35.5 | 34.5 |
| Average Age (Male) | 35.9 | 35.4 | 33.5 |
| Average Age (Female) | 35.0 | 35.5 | 35.3 |
| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
| Total Households | 4,998 | 30,265 | 71,872 |
| # of Persons per HH | 2.0 | 2.3 | 2.5 |
| Average HH Income | \$62,612 | \$48,762 | \$50,740 |
| Average House Value | \$260,620 | \$154,201 | \$178,263 |

* Demographic data derived from 2020 ACS - US Census

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