

# MIDTOWN VILLAGE

5333-5636 E Skelly Drive, Tulsa, OK 74135



## OFFERING SUMMARY

Available: 1,200 - 4,409 SF

Lease Rate: \$14.00 SF/yr (NNN)

Outlot 2: 1.04 Acres +/-

Outlot 3: 0.84 Acres +/-

Outlot 4: 1.29 Acres +/-

Outlot 6: 0.97 Acres +/-

## PROPERTY OVERVIEW

This centrally located center is near the affluent Midtown neighborhood, offering direct access to the East 41st St Corridor and Promenade Mall.

Nearby Tenants include: Reasor's, Ross, Hollywood Theaters, TGI Fridays, Ulta, Michaels, Petco and many others.

Daily traffic count is 100,023 on Interstate 44, offering excellent visibility.

#5300 - 5360 Building Size: 40,708 SF

#5502 - 5636 Building Size: 20,920 SF 091918

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	4,954	41,058	120,819
Total Population	11,077	88,924	269,306
Average HH Income	\$54,562	\$67,642	\$63,766

### JOSH WHITE, CCIM

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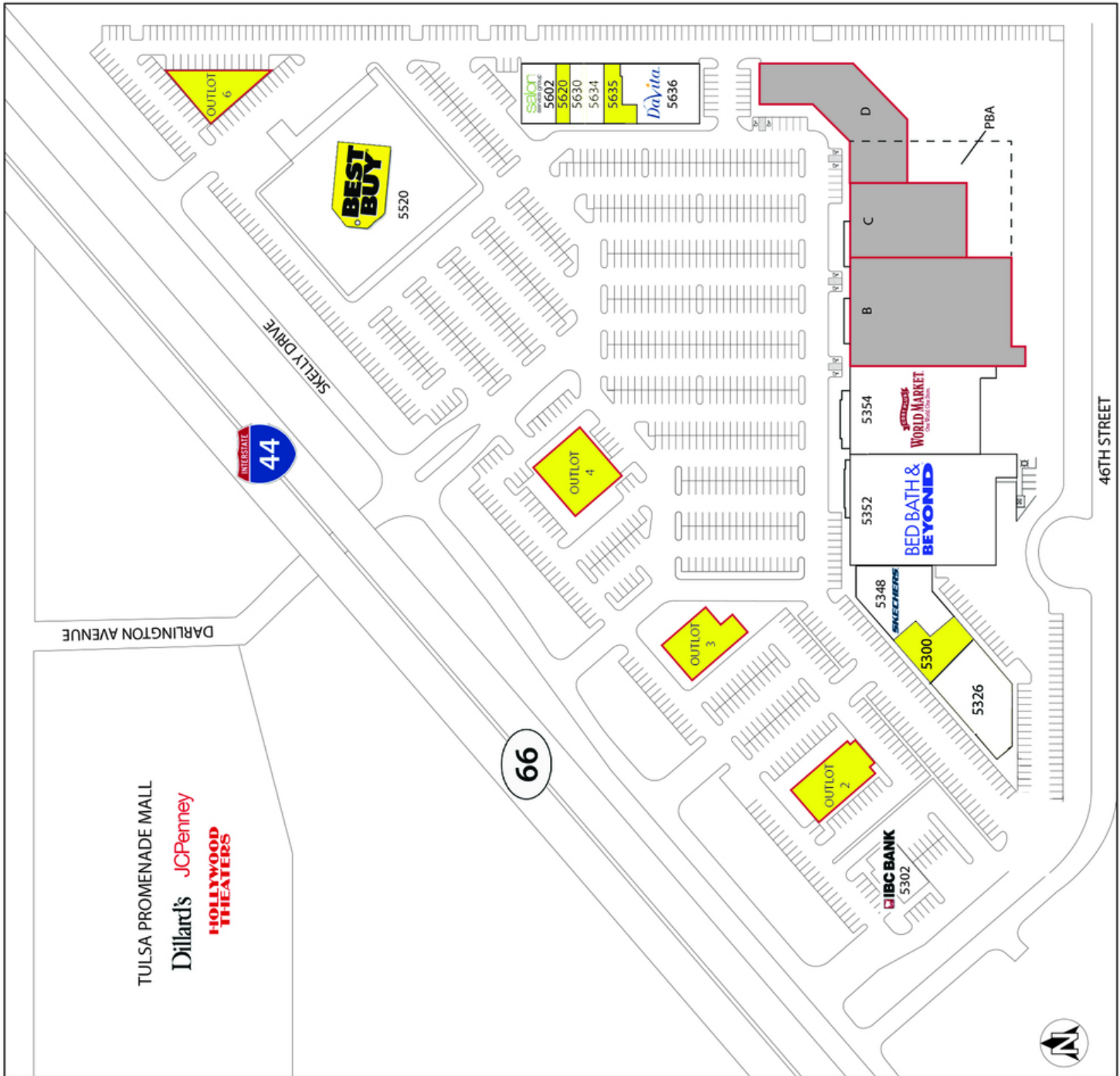
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The information above has been obtained from sources believe reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. You and your legal and technical advisors should conduct a careful, independent investigation of the property to determine to your satisfaction to the suitability of the property for your needs.

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### existing

UNIT	TENANT	DIMENSIONS	SQ. FT.
5326	VCA Animal Hospitals	IRR.	10,000
5300	AVAILABLE (DIVISIBLE FOR SHOP SPACES)	IRR.	4,409
5348	SKETCHERS	IRR.	7,999
5352	BED BATH & BEYOND	IRR.	29,400
5356	COST PLUS - WORLD MARKET	IRR.	18,300
5602	SALON SERVICE GROUP	45 X 80	3,600
5620	AVAILABLE	15 X 80	1,200
5630-34	UNIVERSAL HEALTH ACCESS	41 X 80	3,280
5635	AVAILABLE	IRR.	2,491
5638	DAVITA DIALYSIS	97 X 80	7,840

### demographics

	1mi	3mi	5mi
avg hh income	\$ 59,363	\$ 75,275	\$ 71,754
population	10,479	90,075	260,657

### OUTLOTS

UNIT	TENANT	SIZE
5302	IBC BANK	0.92 AC
5520	BEST BUY	45,788 SF

### future development

6	OUTLOT AVAILABLE	0.97 AC
4	OUTLOT AVAILABLE	1.29 AC
3	OUTLOT AVAILABLE	0.84 AC
2	OUTLOT AVAILABLE	1.04 AC
B	FUTURE EXPANSION	30,000 SF
C	FUTURE EXPANSION	14,000 SF
D	PROPOSED SMALL SHOP SPACES	20,880 SF



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