

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

041019

PROPERTY HIGHLIGHTS

- National Tenants
- Excellent traffic counts
- Highly visible

KARLEEN KRYWUCKI

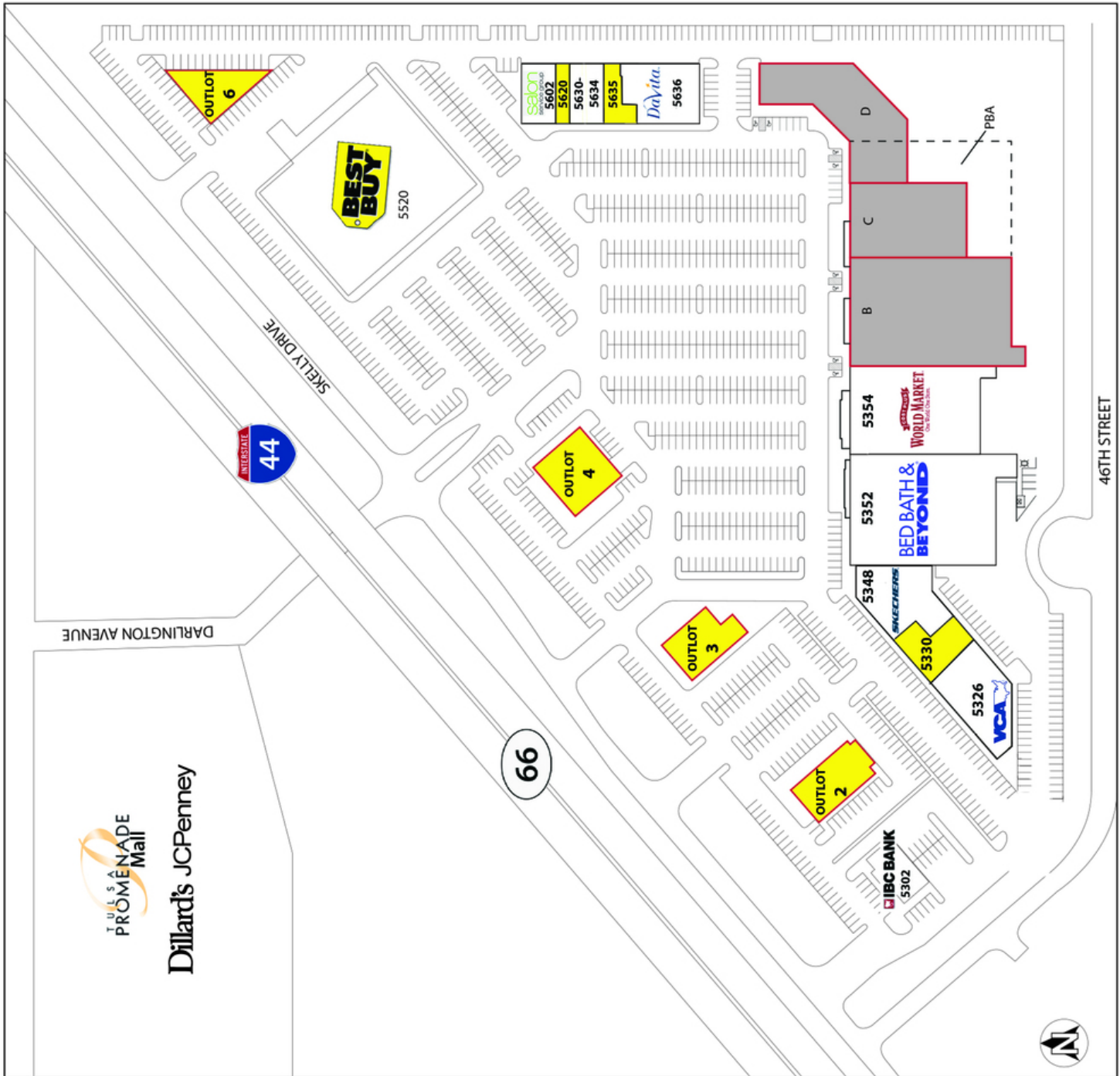
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existing

UNIT	TENANT	DIMENSIONS	SQ. FT.
5326	VCA Animal Hospitals	IRR.	10,000
5330	AVAILABLE	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	\$ 65,651	\$ 77,639	\$ 71,809
population	10,524	92,932	260,080

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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