



OFFERING SUMMARY

Lease Rate: \$12.00 SF/yr (NNN)
Building Size: 18,577 SF
Available SF: 1,200 - 15,000 SF
Renovated: 2020
Submarket: Moore

40221

PROPERTY OVERVIEW

Newly remodeled strip center in Moore, Ok 1/2 mile west of I-35.

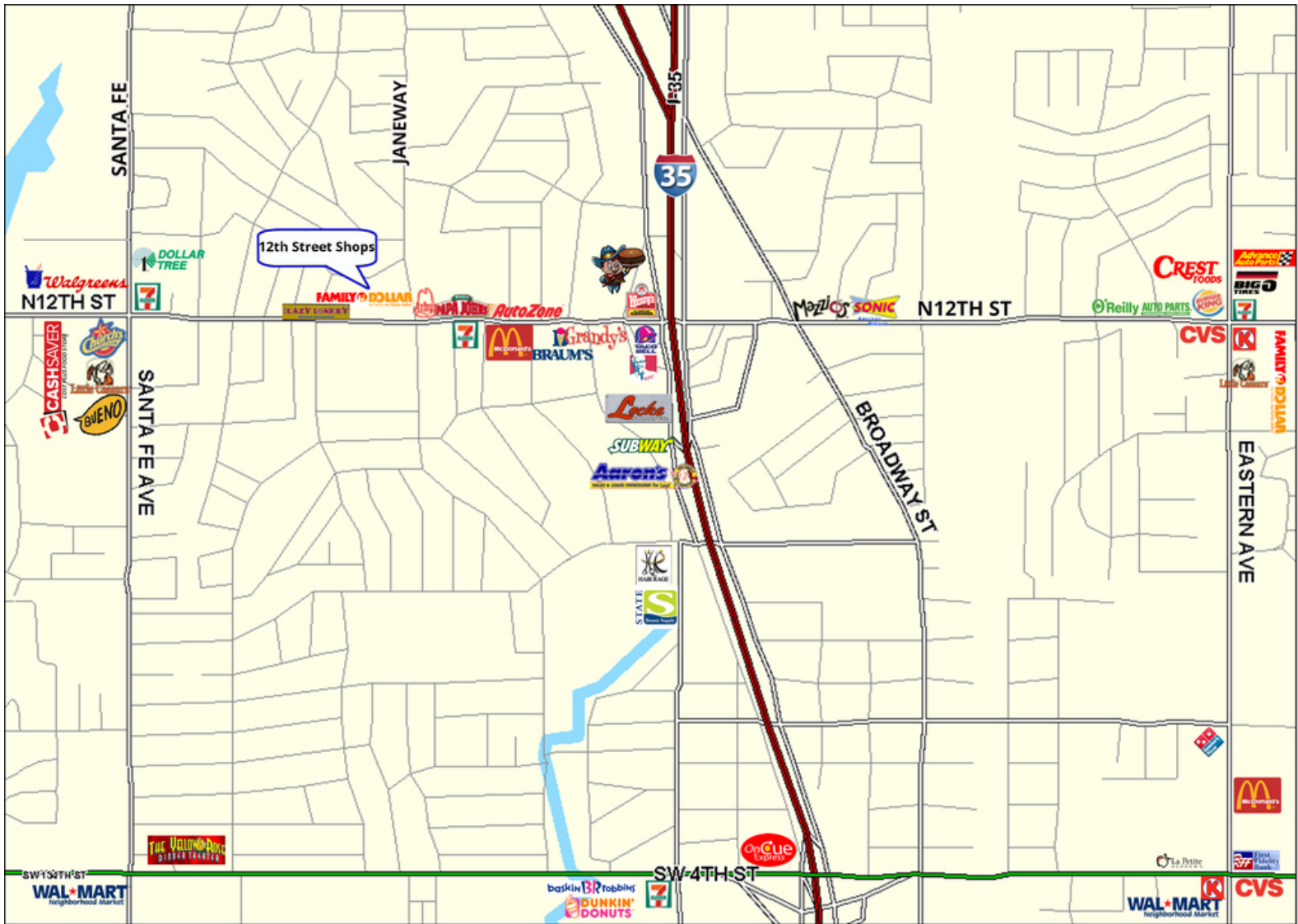
Entrance points from NW 12th St and N Janeway Ave, make easy access.

The center is located in Moore, OK, which is one of the fastest growing suburbs of OKC. The Property is located less than 13 miles from Downtown OKC, Will Rogers International Airport and Tinker Air Force Base. In addition, the University of Oklahoma (>31,000 students) is only 9 miles away from the site.



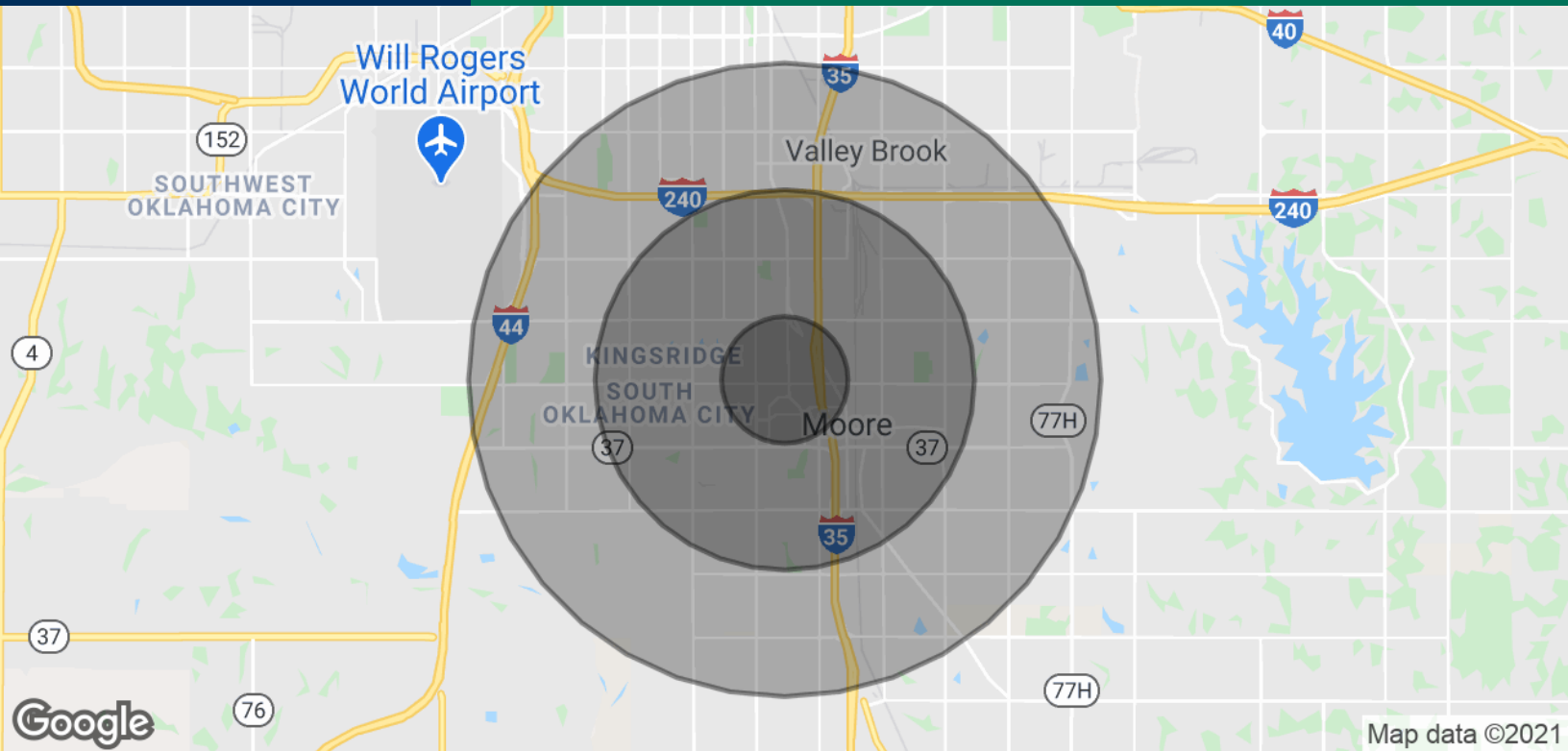
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	13,216	74,722	171,802
Average age	30.3	33.6	34.1
Average age (Male)	29.1	32.4	33.2
Average age (Female)	32.0	34.8	35.0

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	4,866	29,288	65,279
# of persons per HH	2.7	2.6	2.6
Average HH income	\$52,229	\$61,730	\$61,181
Average house value	\$123,773	\$134,252	\$136,307

* Demographic data derived from 2010 US Census

TRAFFIC COUNTS - ACOG

NW 12th	east	17,570
NW 12th	west	16,364

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