

## **OFFERING SUMMARY**

Lease Rate:	\$8.00 - 10.00 SF/yr (NNN)	
Building Size:	18,577 SF	
Available SF:	1,200 - 15,000 SF	
Renovated:	2020	
Submarket:	Moore	

**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.

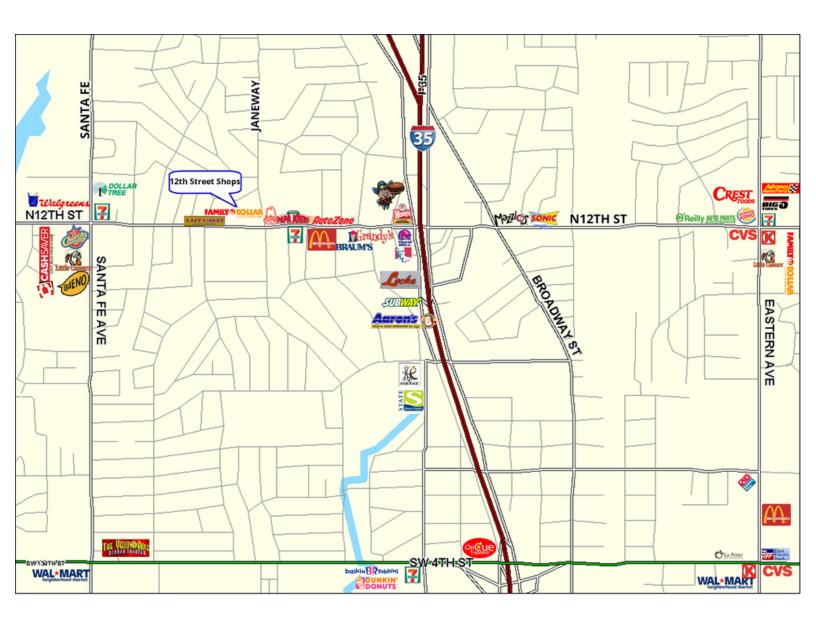
The center is located in Moore, OK, which is one of the fastest growing suburbs of OKC. The Property is located less than 13 miles from Downtown OKC, Will Rogers International Airport and Tinker Air Force Base. In addition, the University of Oklahoma (>31,000 students) is only 9 miles away from the site.



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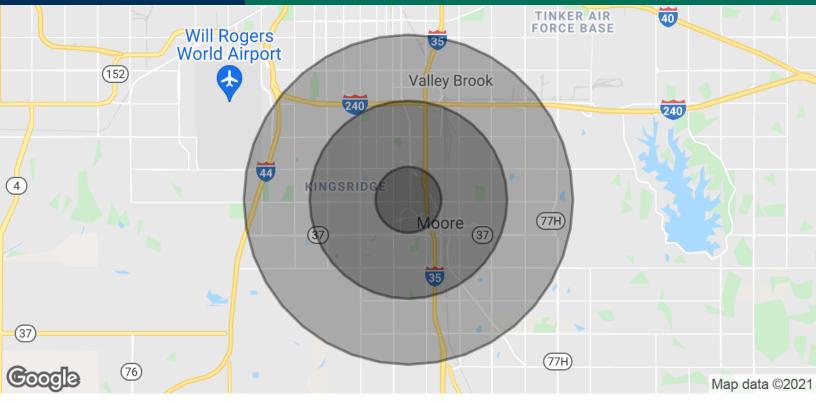




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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,216	74,722	171,802
Average age	30.3	33.6	34.1
Average age (Male)	29.1	32.4	33.2
Average age (Female)	32.0	34.8	35.0
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HOUSEHOLDS & INCOME	1 MILE	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
* Demonstration data demised from 2010 US Comme			

\* Demographic data derived from 2010 US Census

## **TRAFFIC COUNTS - ACOG**

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

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