



**OFFERING SUMMARY**

Lease Rate Ste 1-B:	\$ 255.00 per mth
Lease Rate Ste I-A:	\$725.00 per mth
Lease Rate Ste 1	\$980.00 per mth
	Full Service
Building Size:	7,163 SF
Available SF:	215 - 605 - 820 SF
Year Built:	1982
Renovated:	2020
Submarket:	SOKC 21021

**PROPERTY OVERVIEW**

One Office Suite for Lease in this nicely remodeled office building.

Suite 1 can be leased as 820 square feet at a rate of \$980.00.

This space can be divided into 2 spaces:

Suite 1 - A | 605 square feet with bathroom at a rate of \$725.00 per month

Suite 1 - B | 215 square feet at a rate of \$255.00 per month

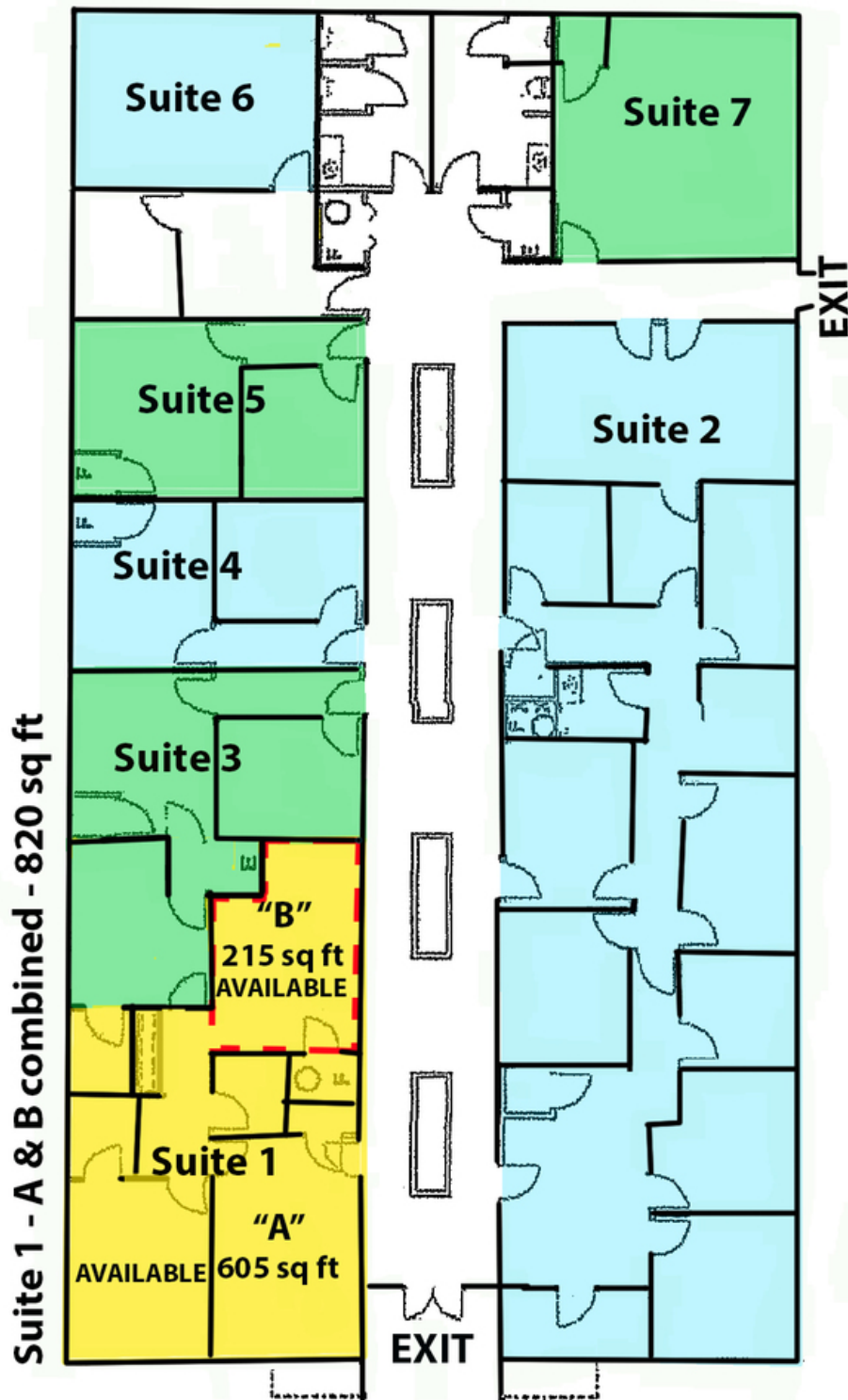
**PROPERTY HIGHLIGHTS**

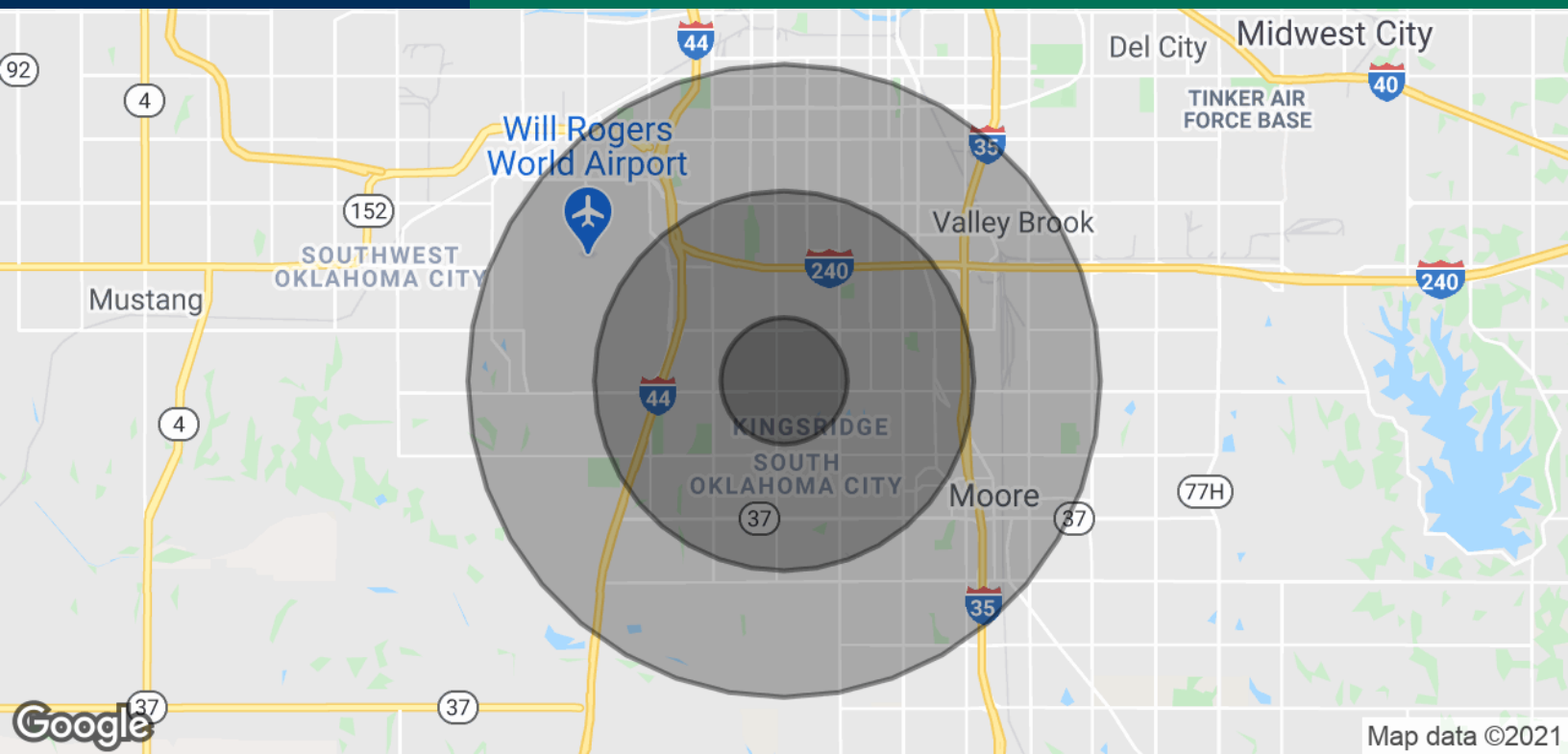
- Individual Office Suites
- Great Natural Light
- Ample Parking
- Easily Reconfigured
- Recently Renovated

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**POPULATION**

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total Population	12,105	86,522	190,431
Average age	40.3	35.1	33.1
Average age (Male)	38.3	33.8	32.1
Average age (Female)	42.0	36.7	34.3

**HOUSEHOLDS & INCOME**

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total households	4,761	34,043	71,223
# of persons per HH	2.5	2.5	2.7
Average HH income	\$71,726	\$61,865	\$54,221
Average house value	\$190,300	\$143,555	\$124,836

\* Demographic data derived from 2010 US Census