

Retail | Warehouse Property For Lease 2215 NW 39th St Oklahoma City, OK 73112

# 2215 NW 39th St

Oklahoma City, Oklahoma

#### **EV ERNST** Retail Specialist

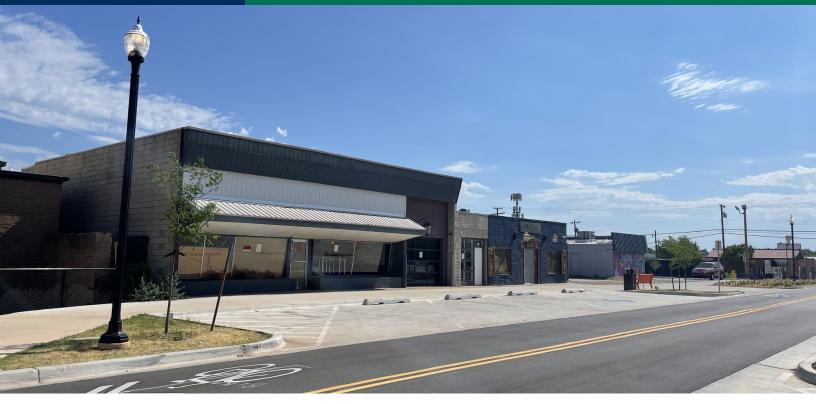
Retail Specialist 405.843.7474 eernst@priceedwards.com priceedwards.com

#### **CHRIS ROBERTS**

Industrial Specialist 405.239.1236 croberts@priceedwards.com priceedwards.com

## PRICE EDWARDS

### 2215 NW 39th St Oklahoma City, OK 73112



## OFFERING SUMMARY

Lease Rate:	Negotiable
Building Size:	7,177 SF
Available SF:	800 - 7,177 SF
Lot Size:	0.32 Acres
Renovated:	2022

#### **PROPERTY OVERVIEW**

Rare retail opportunity along NW 39th Street just west of Pennsylvania. Space features a large open industrial style space in the rear of the building.

Excellent opportunity for a new bar or brewery location. Suites can be demised or the entire property could be leased to one Tenant.

Property offers great curb appeal due to newly improved street scape.

07272022	SPACES	LEASE RATE	SPACE SIZE
	Suite A	Negotiable	2,400 - 7,177 SF
	Suite B	Negotiable	800 - 7,177 SF
	Suite C	Negotiable	3,977 - 7,177 SF

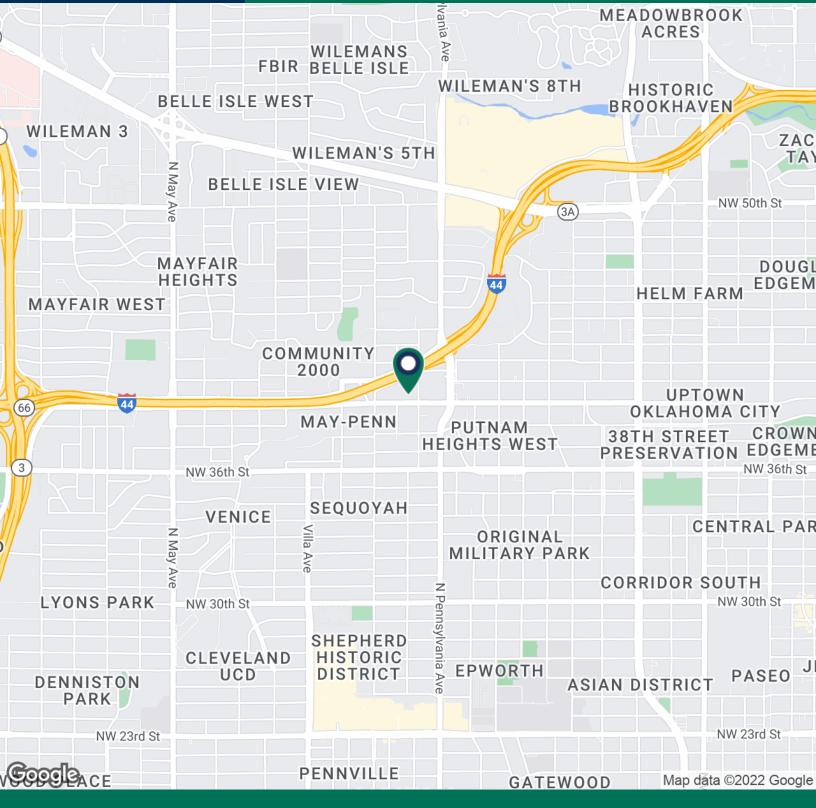
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	677	3,447	12,274
Average Age	36.0	36.2	36.5
Average Age (Male)	35.3	37.5	37.5
Average Age (Female)	38.5	35.9	35.6
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	362	1,804	6,430

# of Persons per HH	1.9	1.9	1.9
Average HH Income	\$43,235	\$50,201	\$52,910
Average House Value	\$612,975	\$267,973	\$192,664

\* Demographic data derived from 2020 ACS - US Census

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