

50 PENN PLACE - UNIQUE OPPORTUNITY - ICONIC LOCATION



1900 NORTHWEST EXPRESSWAY, OKLAHOMA CITY, OK 73118

UP TO 37,000 SQUARE FOOT MIXED-USE SPACE IN ANNEX



OFFERING SUMMARY

Available SF:	1,046 - 37,000 SF
1st Floor:	1,301 SF - 6,391 SF
2nd Floor :	1,046 SF - 12,198 SF (can combine)
Lease Rate:	Negotiable
Building Size:	320,923 SF
Parking Spaces:	1,425

PROPERTY OVERVIEW

Unique opportunity for a large block of space. Flexibility as to use, space plan and build-out.

Retail, office, entertainment, medical, showroom - large spaces can be configured to specific use.

50 Penn is an iconic landmark located adjacent to Penn Square Mall, Oklahoma's premiere shopping location. This provides a once in a lifetime branding opportunity.

50 Penn sits on one of Oklahoma City's busiest intersections and is just south of Nichols Hills, Oklahoma's most exclusive neighborhood.

Epic Charter Schools, Oklahoma's largest virtual charter school, has leased 40,000 square feet of the 3rd floor space. This will be Epic's headquarters with a mix of administrative and classroom space.

100418

For more information please contact:

GEORGE WILLIAMS, CCIM
gwilliams@priceedwards.com
405.239.1270



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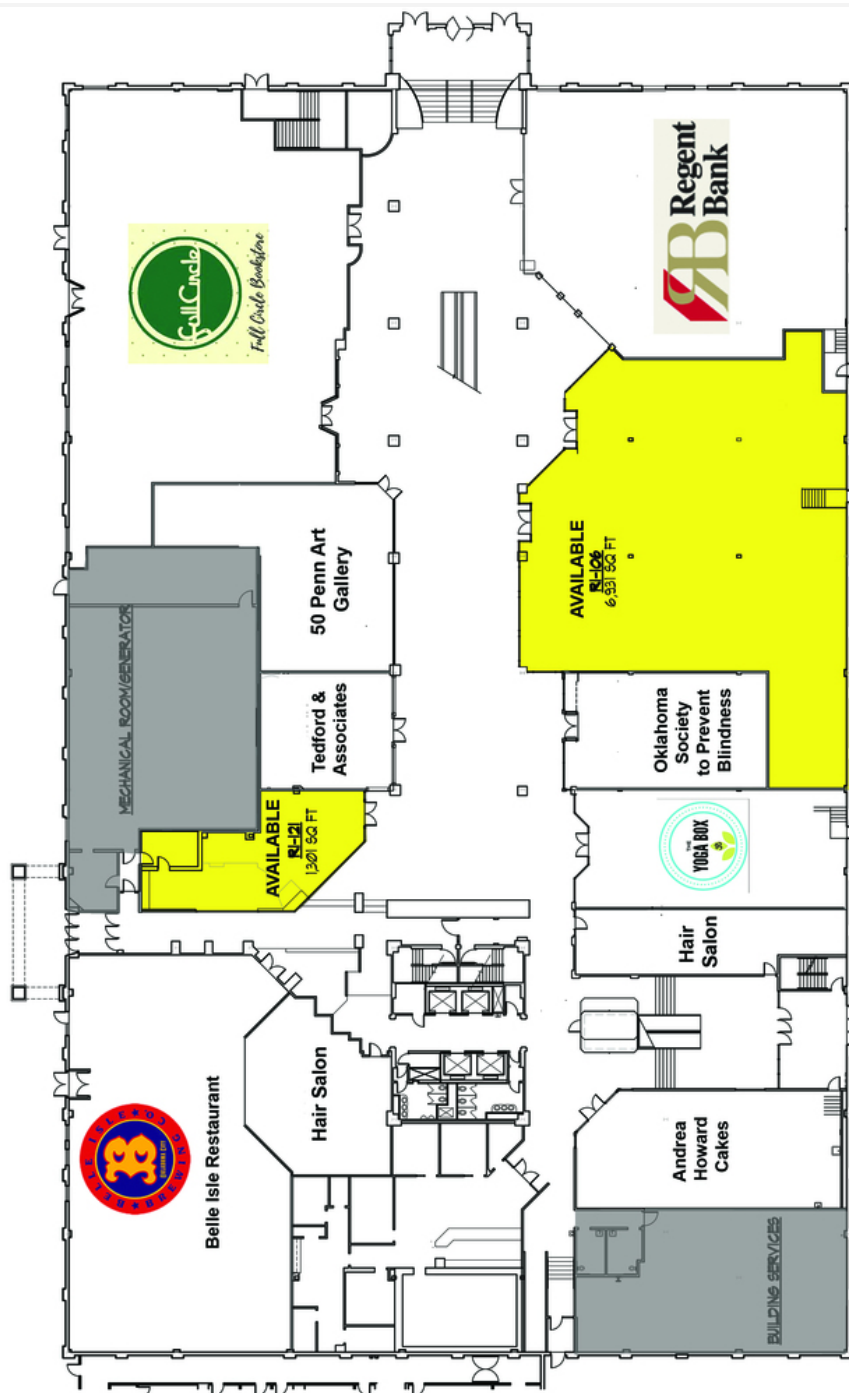
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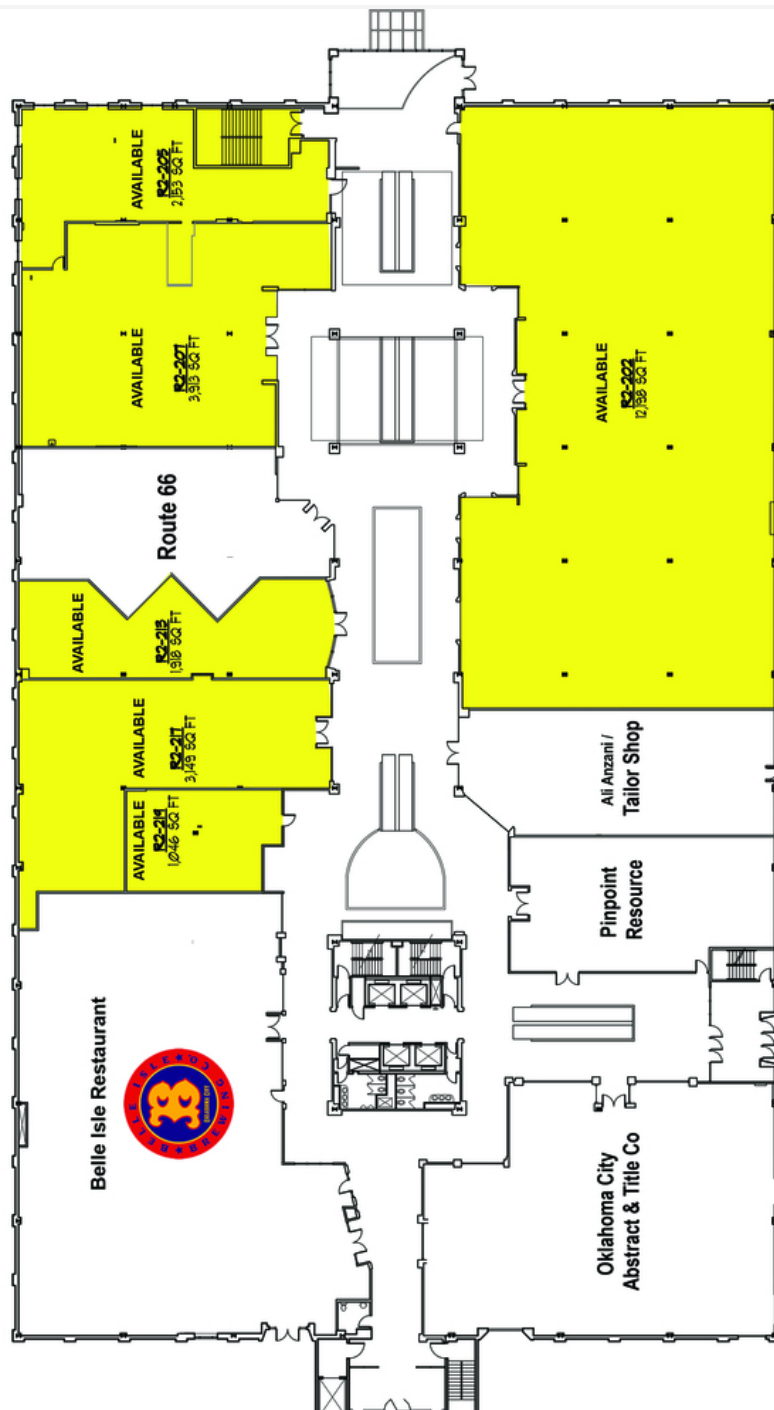
FIRST FLOOR SITE PLAN



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SECOND FLOOR SITE PLAN



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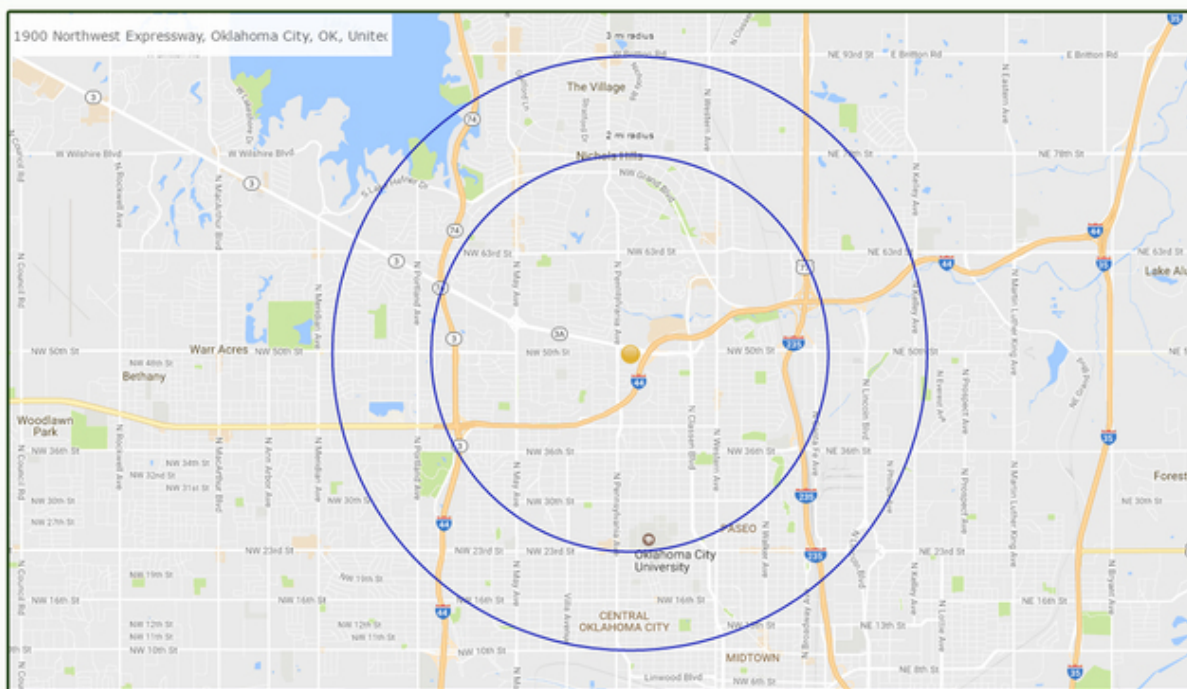
LOCATION AERIAL



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DEMOGRAPHIC MAP



POPULATION	2 MILE	3 MILE
TOTAL POPULATION	42,881	96,298
MEDIAN AGE	35.6	35.1
MEDIAN AGE (MALE)	34.3	33.9
MEDIAN AGE (FEMALE)	37.2	36.4
HOUSEHOLDS & INCOME	2 MILE	3 MILE
TOTAL HOUSEHOLDS	20,320	44,053
# OF PERSONS PER HH	2.05	2.14
AVERAGE HH INCOME	\$79,493	\$75,447
TRAFFIC COUNTS		
PENNSYLVANIA	NORTH	11,377 (ACOG-2017)
PENNSYLVANIA	SOUTH	16,498 (ACOG-2017)
NORTHWEST EXPRESSWAY	EAST	45,736 (ACOG-2017)
NORTHWEST EXPRESSWAY	WEST	40,002 (ACOG-2016)

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