



## AVAILABLE FOR LEASE

Available SF: 1,750 SF

Lease Rate: \$2,250.00 per month  
(MG)

Lease Term: 2 years

Year Built: 1912

Market: Downtown OKC / Arts  
District

## PROPERTY OVERVIEW

This retail or office suite is built-out for an open floor plan with two restrooms, kitchenette, bar top and reception area. Lighting and finishes are high quality, clean and easily adaptable to a variety of tenants.

517 W Main is walkable to the downtown Central Business District and Film Row. Residential and office buildings can contribute customers from all directions. Street parking is available in front of the suite.

Suite to be leased as is with no additional TI.

## PROPERTY HIGHLIGHTS

- High ceilings
- Quality finishes
- Sign opportunity
- Electrical and HVAC throughout

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