

Midtown Retail and Office For Lease

525 NW 11th Street, Oklahoma City, OK 73103



ALLISON BARTA BAILEY
405.239.1245
abailey@pricedwards.com
pricedwards.com

C. DEREK JAMES
405.239.1206
djames@pricedwards.com
pricedwards.com



OFFICE & RETAIL SPACE AVAILABLE

Lease Rate:	\$24.00 SF/yr (NNN)
Available SF:	997 - 20,375 SF
Building Size:	32,922 SF
Building Class:	A
Year Built:	2020
Market:	Downtown OKC
Sub Market:	Midtown
Cross Streets:	NW 11th Street and Dewey

DETAILS

Rare opportunity to lease new Office and Retail in Midtown.

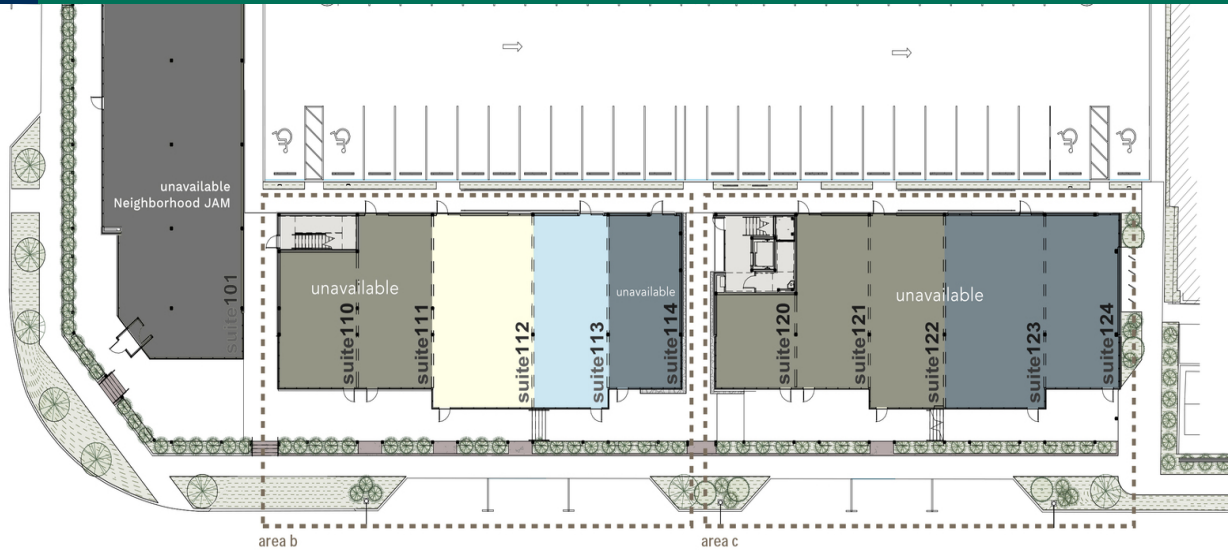
This building is walking distance to SSM Health St. Anthony, Ambassador Hotel, Stella, plant, McNellie's and neighborhoods Heritage Hills, Mesta Park and SOSA. Neighborhood JAM anchors the project with their new restaurant and patio facing the corner of Dewey and 11th, now open!

2nd floor office suites overlook the historic Plaza Court and Ambassador Hotel buildings with views toward the downtown skyline. Dedicated parking is available on site at no additional charge. Employers will enjoy the quality of life that this Midtown location allows for employees.

Suites are available now for tenant build out.

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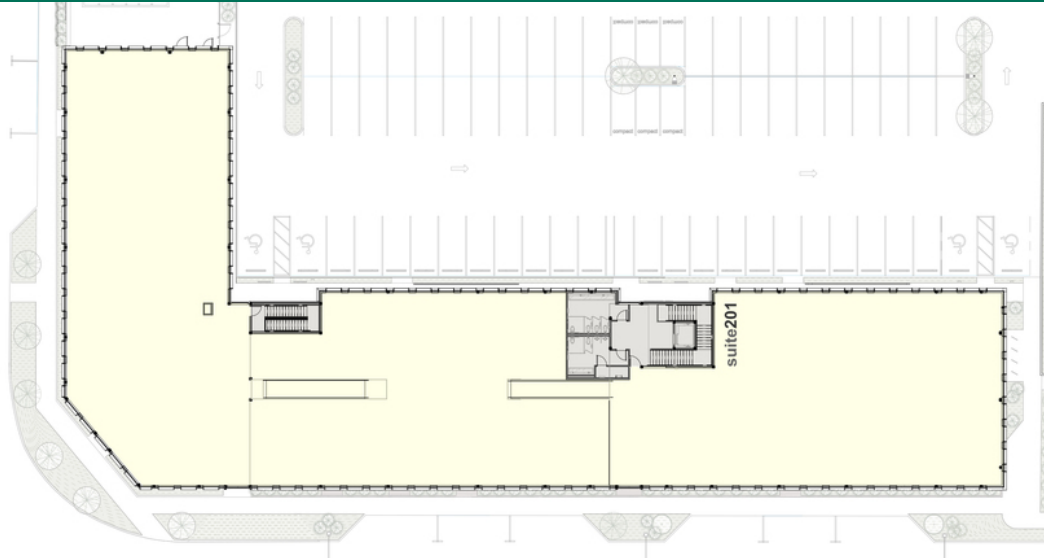


AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
525 NW 11th, Suite 113	Available	997 - 1,887 SF	NNN	\$24.00 SF/yr	Retail
525 NW 11th, Suite 112	Available	1,329 - 2,973 SF	NNN	\$24.00 SF/yr	Retail

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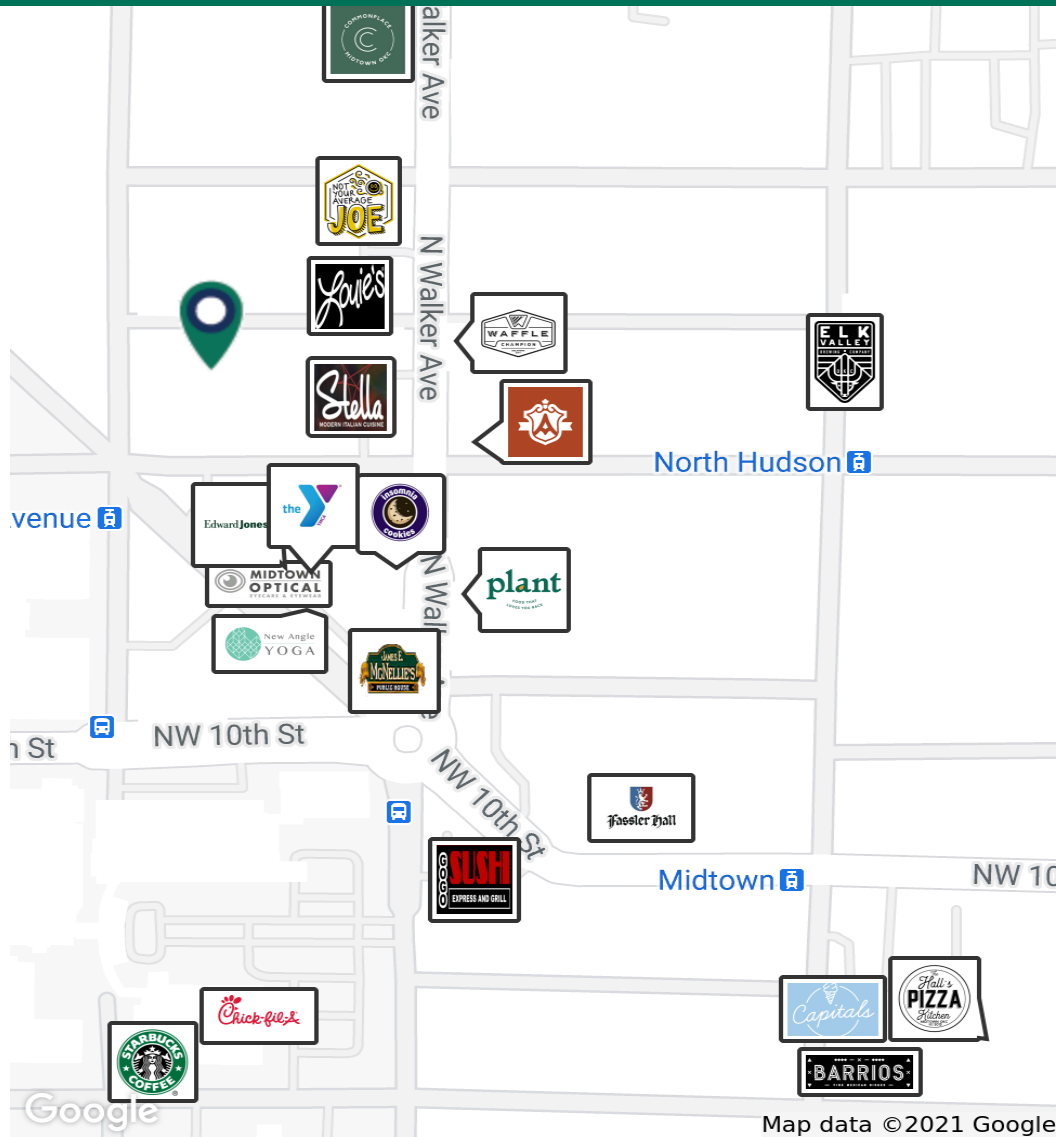
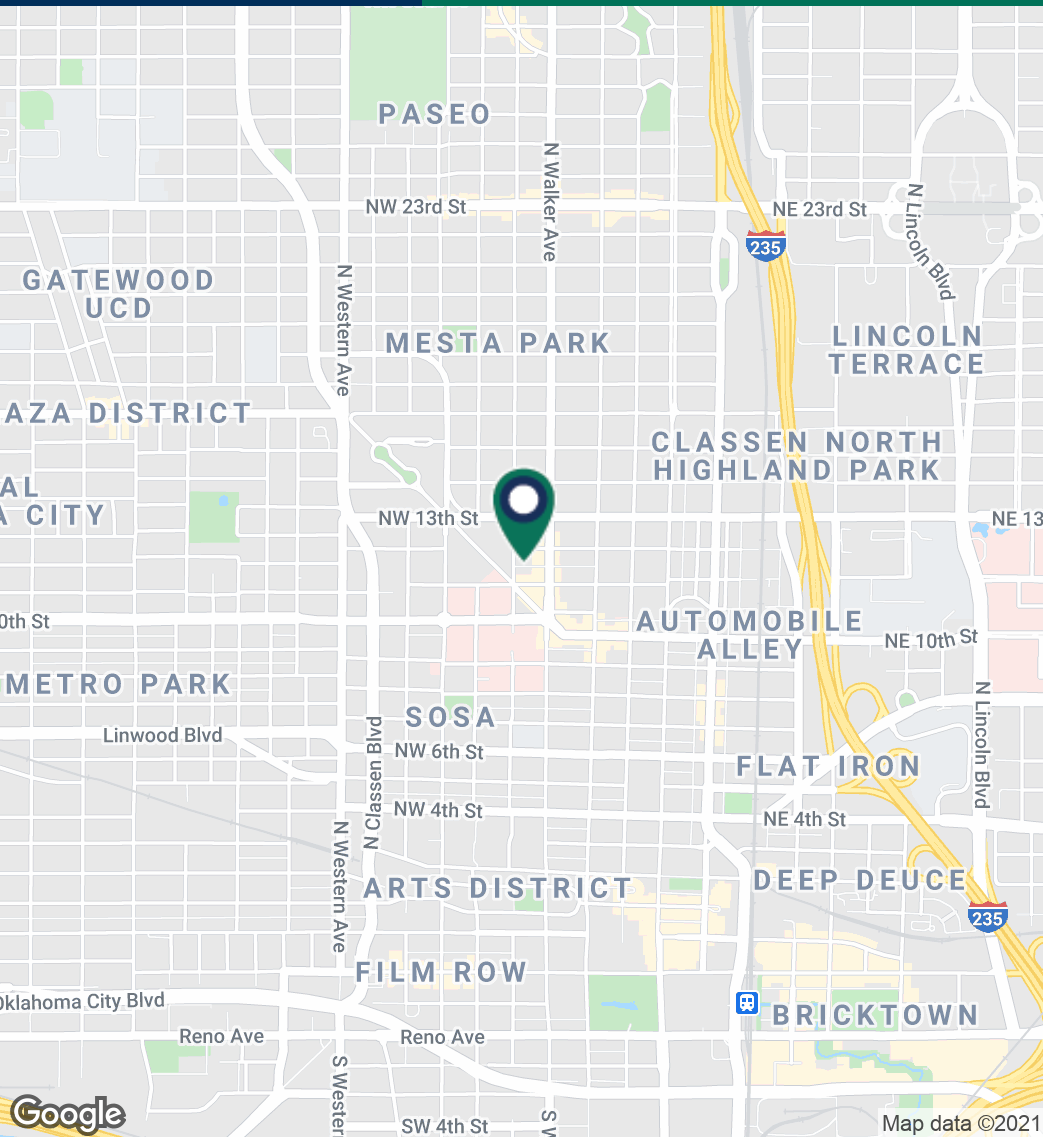


AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
525 NW 11th, Suite 201	Available	2,600 - 20,375 SF	NNN	\$24.00 SF/yr	2nd floor office suite with on site parking. Can be divided to meet tenant's needs. Finished restrooms and lobby available for all 2nd floor tenants.

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