

CHOCTAW PLAZA SHOPPING CENTER

14407 NE 23RD ST, CHOCTAW, OK 73020



PROPERTY DESCRIPTION

Choctaw Plaza currently has 2 big box spaces available for lease. Each space is highly visible and offers ample parking. This Center is located in a well developed neighborhood and faces the highly traveled NE 23rd St corridor.

SPACES	LEASE RATE	SPACE SIZE
Suite 14351	\$8.00 SF/yr	15,000 SF
Suite 14407	\$8.00 SF/yr	18,000 SF

OFFERING SUMMARY

Lease Rate:	\$8.00 SF/yr (NNN)
Available SF:	15,000 - 18,000 SF
Lot Size:	53.21 Acres
Building Size:	131,149 SF

TRAFFIC COUNTS

NE 23rd St	east	11,500
NE 23rd St	west	13,400

AARON DIEHL

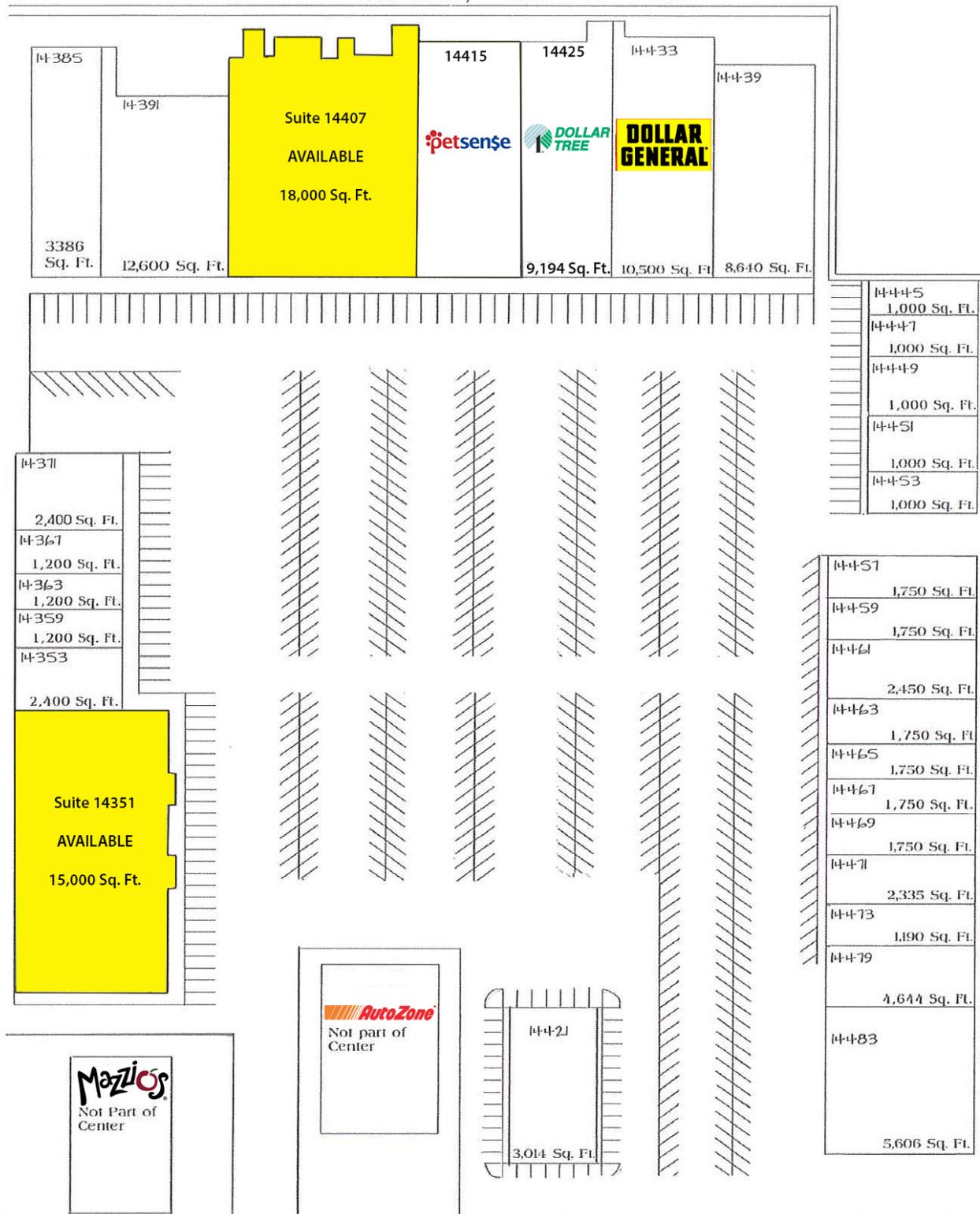
adiehl@priceedwards.com
O: 405.651.3308

EV ERNST

ernst@priceedwards.com
O: 405.843.7474

JACOB SIMON

jsimon@priceedwards.com
O: 405.239.1248



AARON DIEHL

adiehl@priceedwards.com

O: 405.651.3308

EV ERNST

ernst@priceedwards.com

O: 405.843.7474

JACOB SIMON

jsimon@priceedwards.com

O: 405.239.1248

CHOCTAW PLAZA SHOPPING CENTER

14407 NE 23RD ST, CHOCTAW, OK 73020



Suite 14351 - 15,000 square feet



Suite 14407 - 18,000 square feet



Suite 14407 - 18,000 square feet

AARON DIEHL

adiehl@priceedwards.com
O: 405.651.3308

EV ERNST

ernst@priceedwards.com
O: 405.843.7474

JACOB SIMON

jsimon@priceedwards.com
O: 405.239.1248

CHOCTAW PLAZA SHOPPING CENTER

14407 NE 23RD ST, CHOCTAW, OK 73020



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	1,557	29,619	123,867
Average Age	37.5	40.8	37.9
Average Age (Male)	35.4	40.6	36.5
Average Age (Female)	39.0	40.9	39.3
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	601	11,217	48,893
# of Persons per HH	2.6	2.6	2.5
Average HH Income	\$58,782	\$65,565	\$59,272
Average House Value	\$129,274	\$129,714	\$121,455

* Demographic data derived from 2020 ACS - US Census

05252023

AARON DIEHL

adiehl@priceedwards.com
O: 405.651.3308

EV ERNST

ernst@priceedwards.com
O: 405.843.7474

JACOB SIMON

jsimon@priceedwards.com
O: 405.239.1248