

## EDMOND CROSSING

20 - 78 E 33RD STREET, EDMOND, OK 73013



### PROPERTY DESCRIPTION

Edmond Crossing is ideally located at one of the busiest retail intersection in Edmond, with excellent access and good co-tenancy.

Located on East 33rd Street (immediately east of Broadway Extension).

Tenants include: HomeGoods, TJ Maxx, Cato, Dollar Tree, Chick-fil-A, McDonalds, Taco Bell, Aarons, Surge Adventure Park, Jason's Deli and many more.

### TRAFFIC COUNTS

<b>Broadway</b>	north	31,906
<b>Broadway</b>	south	53,600
<b>E 33rd</b>	east	21,117
<b>E 33rd</b>	west	19,441

### OFFERING SUMMARY

<b>Lease Rate</b>	Negotiable
<b>Available SF:</b>	2,000 SF
<b>Building Size:</b>	160,818 SF
<b>Year Built:</b>	1995

SPACES	LEASE RATE	SPACE SIZE
<b>Suite 76</b>	Negotiable	2,000 SF

#### EV ERNST

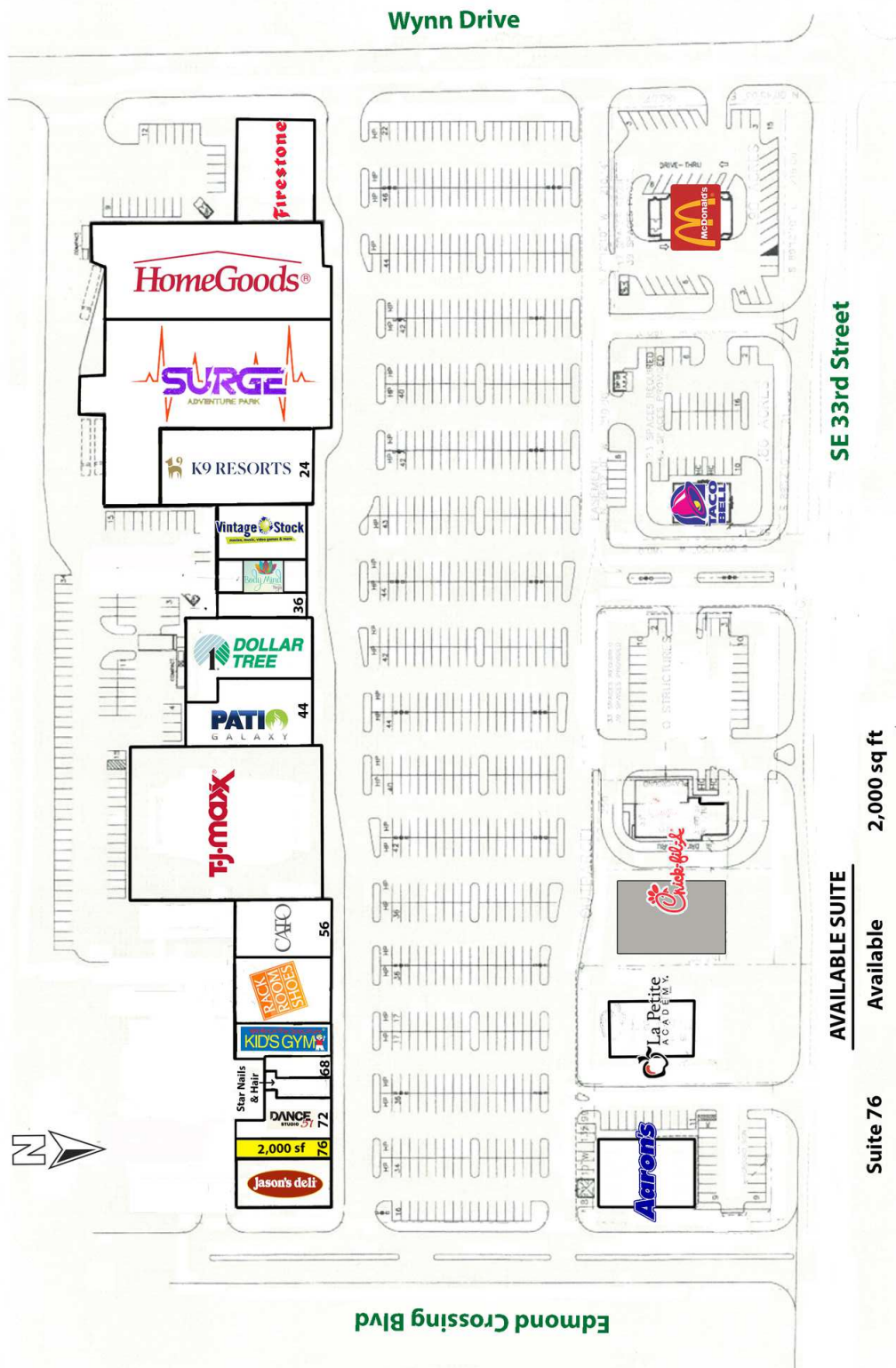
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#### GIRMA MOANING

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,734	60,336	130,524
Average Age	28.6	31.4	33.0
Average Age (Male)	26.3	29.6	31.4
Average Age (Female)	30.5	33.1	34.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,493	23,238	50,834
# of Persons per HH	2.8	2.6	2.6
Average HH Income	\$62,274	\$71,659	\$79,536
Average House Value	\$138,062	\$185,561	\$203,101

\* Demographic data derived from 2020 ACS - US Census

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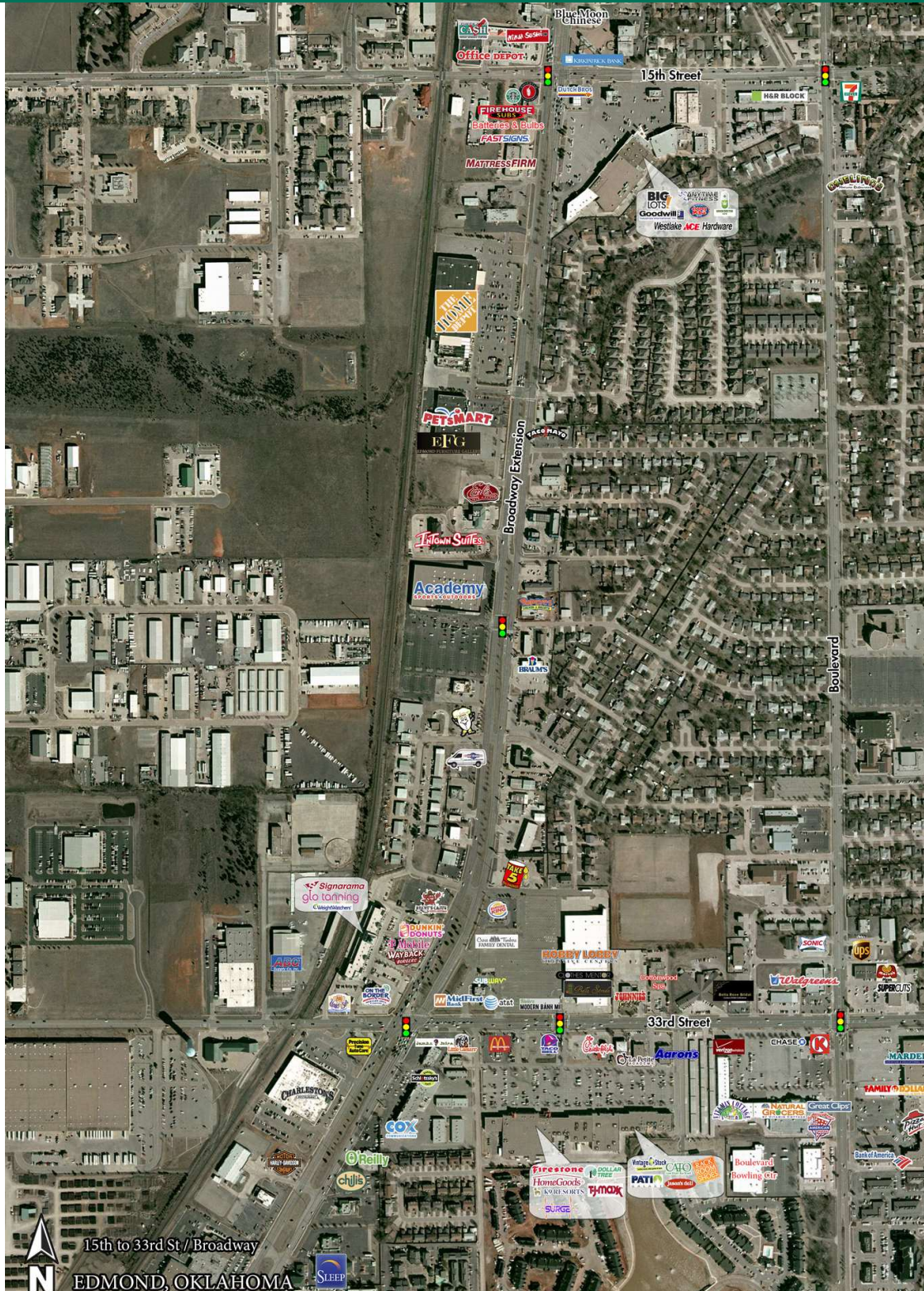
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