

GARNETT PLAZA

11309-11613 E 31ST STREET TULSA, OK 74146



JOSH LOVE

Leasing and Sales Associate

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Lease Rate

\$12.00 SF/yr (NNN)

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PROPERTY DESCRIPTION

Prime retail space available at the NEC of E 31st and S Garnett in Tulsa, OK. A perfect blend of national and regional tenants creates a vibrant shopping center. Spaces ranging from 1,200 to 15,000 SF offer flexibility. Professionally managed with a history of high occupancy. Excellent traffic counts: 21,390 VPD on East 31st Street and 19,287 VPD on South Garnett Road. No MMJ use allowed.

PROPERTY HIGHLIGHTS

- NEC of E 31st and Garnett
- Excellent Mix of National and Regional Tenants
- 1,200 SF - 15,000 SF Available
- High Occupancy
- Well maintained shopping center
- Traffic Counts:
 - -East 31st Street: 21,390 VPD
 - -South Garnett Road: 19,287 VPD
- No MMJ use permitted

OFFERING SUMMARY

Lease Rate:	\$12.00 SF/yr (NNN)
Available SF:	1,200 - 15,000 SF
Lot Size:	10.21 Acres
Building Size:	131,021 SF

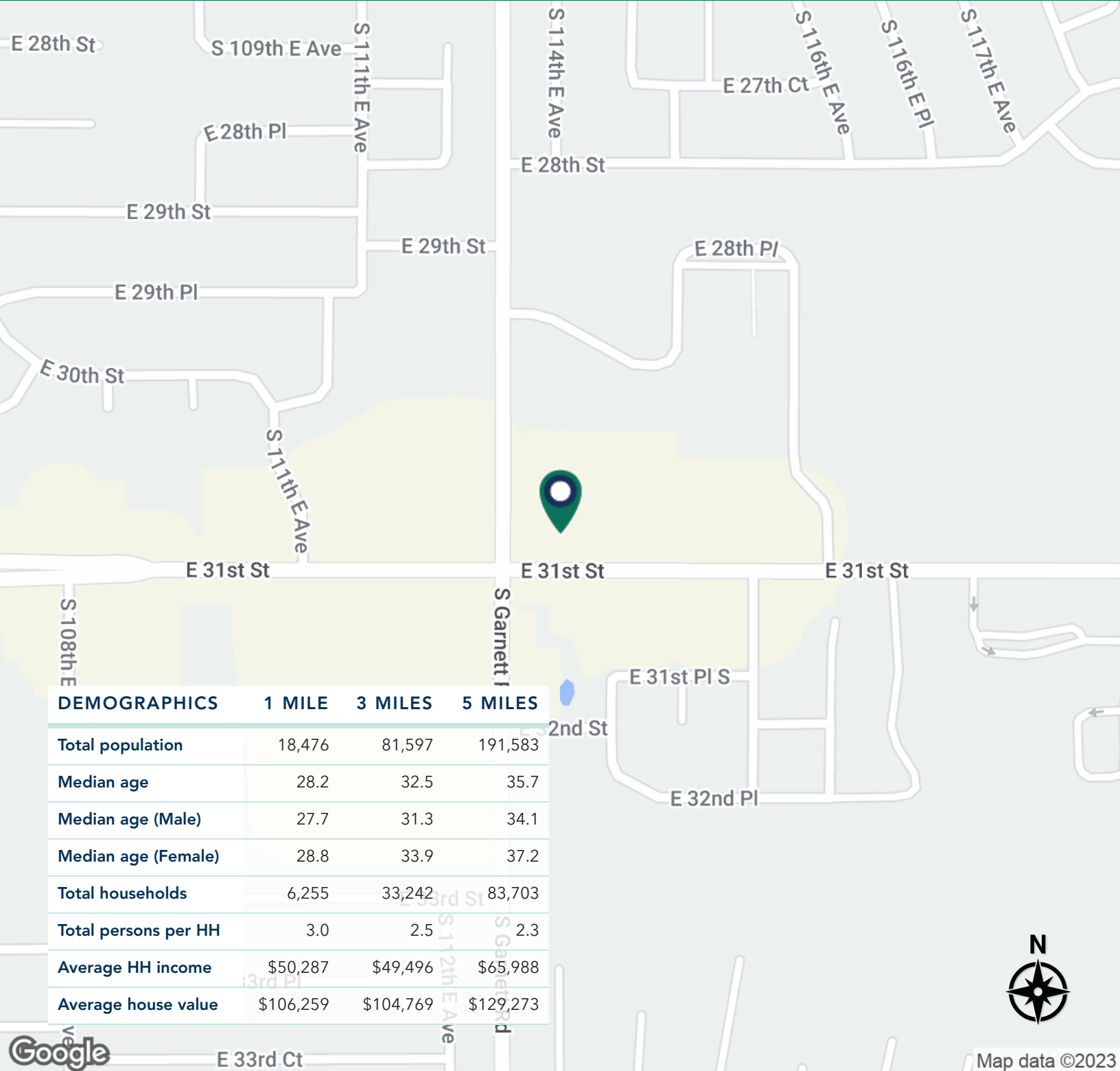
SPACES	LEASE RATE	SPACE SIZE
11325 E 31st St	\$12.00 SF/yr	2,205 SF
11607 E 31st St	\$12.00 SF/yr	1,200 SF
11601 E 31st St	\$12.00 SF/yr	1,873 SF
11311 E 31st St	\$12.00 SF/yr	15,000 SF

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