

FORMER AARON'S BUILDING #C1505

7418 E Admiral Place, Tulsa, OK 74115



OFFERED FOR SUB-LEASE

Available SF: 6,200 SF

Lease Rate: Negotiable

Year Built: 2004

Building Size: 6,200

103019

PROPERTY OVERVIEW

This freestanding building is being offered for sublease.

This building and parking lot are well maintained, with excellent pylon signage available.

Major retailers in the area are: Planet Fitness, Denny's, Wal-Mart SuperCenter.

PROPERTY HIGHLIGHTS

- Pylon signage available
- Two entrances
- Easy access
- Ample parking
- strong traffic counts

KARLEEN KRYWUCKI

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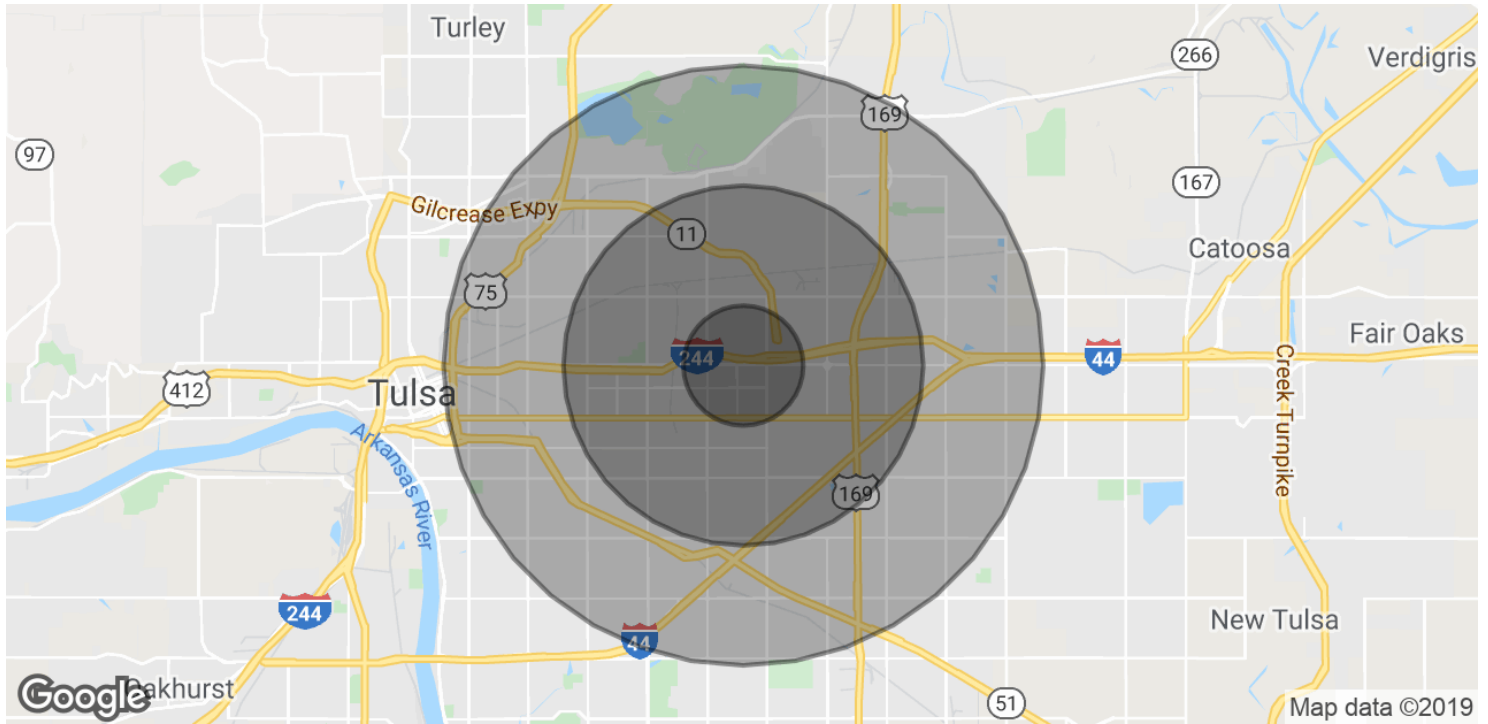
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210 Park Ave, Suite 700, Oklahoma City, OK 73102

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| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|-------------------|---------------|----------------|----------------|
| Total Population | 12,363 | 70,717 | 181,975 |
| Median age | 31.3 | 34.4 | 34.2 |

| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
|--------------------------------|---------------|----------------|----------------|
| Total households | 4,533 | 28,692 | 74,735 |
| # of persons per HH | 2.7 | 2.5 | 2.4 |
| Average HH income | \$42,751 | \$44,682 | \$47,408 |
| Average house value | \$77,357 | \$87,738 | \$118,048 |

* Demographic data derived from 2010 US Census

| TRAFFIC COUNT - ODOT | | |
|-----------------------------|-----------|--------|
| E Admiral Place | east/west | 15,500 |
| S Sheridan | north | 19,700 |
| S Sheridan | south | 19,200 |

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