



OFFERING SUMMARY

| | |
|----------------|---------------------|
| Lease Rate: | \$10.00 SF/yr (NNN) |
| Building Size: | 8,000 SF |
| Available SF: | 8,000 SF |
| Year Built: | 2008 |
| Zoning: | commercial |
| | 03162020 |

PROPERTY OVERVIEW

Located adjacent to Shoe Depart. and an end-cap immediately north of Wal-Mart Super Center on Green Ave (Hwy 74) the main retail corridor in Purcell.

This freestanding building is being offered for sublease.

The building and parking lot are in excellent condition and well maintained.

This site has strong traffic counts and this area of town is the destination location.

Former Aaron's Building #C1574
1927 S Green Ave, Purcell, OK 73080



DEMOGRAPHICS (per 2010 Census; 5 Miles Radius)

| | |
|---------------------|-----------|
| Total Population | 25,710 |
| Population Density | 25,710 |
| Median Age | 36.8 |
| Median Age (Male) | 35.1 |
| Median Age (Female) | 38.0 |
| Total Households | 9,006 |
| # of Persons Per HH | 2.9 |
| Average HH Income | \$54,389 |
| Average House Value | \$111,671 |

TRAFFIC COUNTS (per ACOG)

| | | |
|-----------|-------|--------|
| Green Ave | north | 13,900 |
| Green Ave | south | 12,700 |

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The information above has been obtained from sources believe reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. You and your legal and technical advisors should conduct a careful, independent investigation of the property to determine to your satisfaction to the suitability of the property for your needs.