



**OFFERING SUMMARY**

Lease Rate:	Negotiable
Building Size:	7,000 SF
Available SF:	7,000 SF
Lot Size:	1.205 Acres
Year Built:	2007
Submarket:	Eastern OK County

Traffic Counts:

S Air Depot - north:	21,313
S Air Depot - south	18,521
	03162020

**PROPERTY OVERVIEW**

The property is being offered for sublease.

Lease expires January 31, 2023

This freestanding property is located on the major retail corridor of Air Depot which carries over 46,000 cars daily with great visibility and access to thru traffic.

Retail in the immediate area are Aldi, Golden Corral, and Ross Dress For Less.

Pylon signage available.

<b>DEMOGRAPHICS</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total Households	4,833	25,535	47,915
Total Population	11,847	61,424	119,639
Average HH Income	\$48,863	\$48,045	\$49,275

**KARLEEN KRYWUCKI**  
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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.

# Former Advance Auto store #8192

1010 S Air Depot Blvd. Midwest City, OK 73110



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