



## OFFERING SUMMARY

Lease Rate:	\$8.00 SF/yr (NNN)
Building Size:	34,640 SF
Available SF:	25,100 SF
Lot Size:	2.5 Acres
Year Built:	1996
Renovated:	1998
Zoning:	commercial
Market:	OKC Metro 09172020

## PROPERTY OVERVIEW

Olympia Plaza is located near Hefner and Rockwell, a booming retail intersection in northwest Oklahoma City. Olympia Plaza is surrounded by the following retailers: MidFirst Bank, Jimmy's Egg, Great Clips, Deaconess Physicians, Walgreens, Subway, Taco Bell and Bank of Oklahoma.

SPACES	LEASE RATE	SPACE SIZE
7212	\$8.00 SF/yr	25,100 SF

**GEORGE WILLIAMS, CCIM**  
405.239.1270  
gwilliams@pricedwards.com  
pricedwards.com

# Olympia Plaza

7202 W Hefner Rd, Oklahoma City, OK 73162



25,100 Square Foot Space Available



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# Olympia Plaza

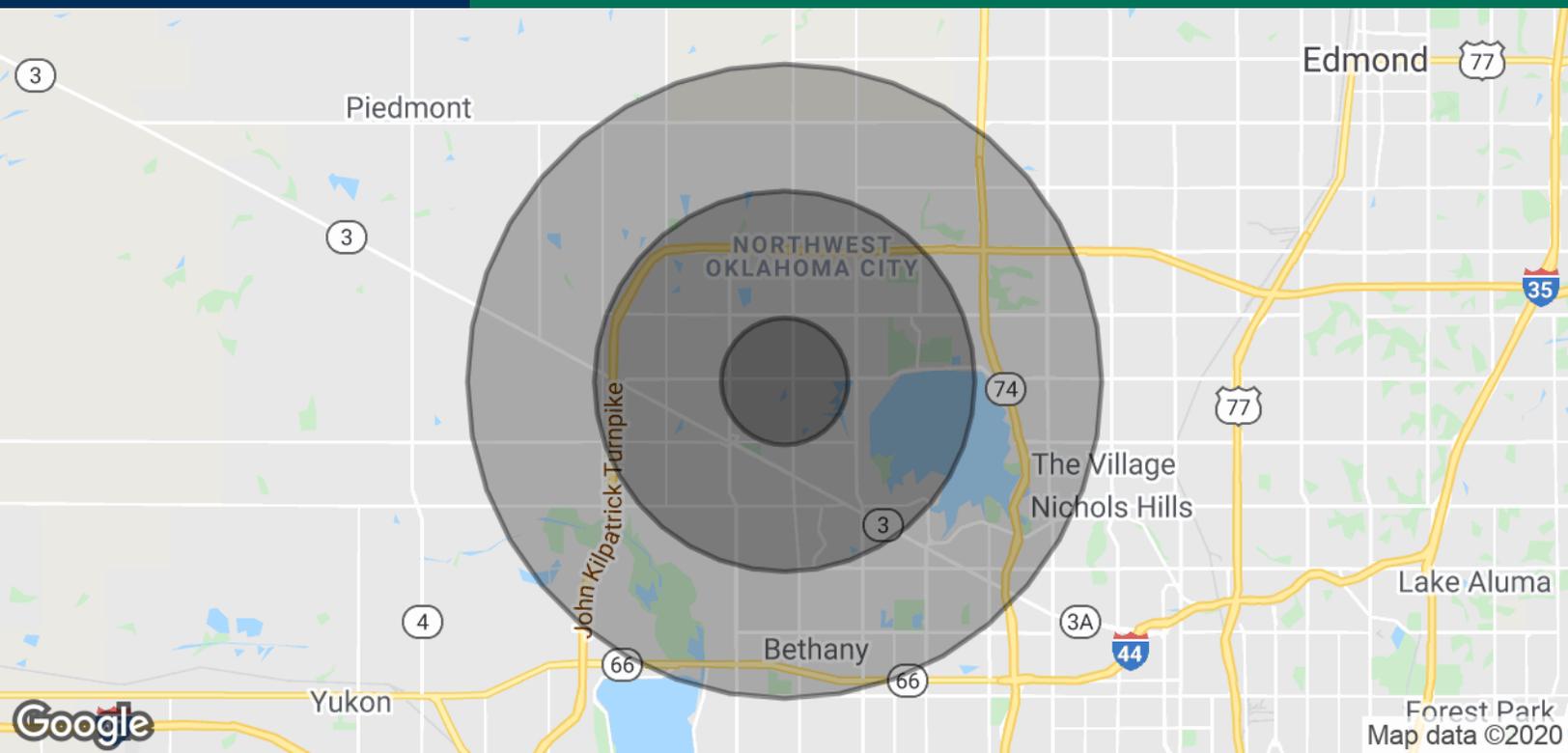
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## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	11,941	72,587	125,755
Average age	43.2	38.0	38.5
Average age (Male)	37.7	36.1	37.1
Average age (Female)	45.8	39.2	39.6

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	5,023	29,763	52,237
# of persons per HH	2.4	2.4	2.4
Average HH income	\$80,755	\$74,753	\$74,727
Average house value	\$164,877	\$187,726	\$174,848

\* Demographic data derived from 2010 US Census

## TRAFFIC COUNT- ACOG

N Rockwell Ave	North		South	21,712   21,415
W Hefner Rd	East		West	21,154   19,911

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