

## REGIONAL SQUARE

1120 S DOUGLAS BLVD, MIDWEST CITY, OK 73130



### PROPERTY DESCRIPTION

Regional Square is a neighborhood shopping center located on heavily trafficked Douglas Blvd just north of SE 15th St in Midwest City.

The property is about a mile north of I-40 east and mile and half from Tinker air force base. The center would be ideal for medical, fitness, restaurants or service tenants.

Generous Buildout Allowance Available

### TRAFFIC COUNTS

S Douglas Blvd	north	17,500
S Douglas Blvd	south	24,578

### OFFERING SUMMARY

Lease Rate:	\$8.00 SF/yr (NNN)
Available SF:	970 - 1,940 SF
Lot Size:	1.37 Acres
Building Size:	15,602 SF

SPACES	SPACE SIZE	LEASE RATE
Suite 1120	970 SF	\$8.00 SF/yr
Suite 1122	970 SF	\$8.00 SF/yr
Suite 1120 & 1122	1,940 SF	\$8.00 SF/yr
Suite 1156	1,267 SF	\$8.00 SF/yr

**GEORGE WILLIAMS, CCIM**

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O: 405.239.1270 C: 405.657.7800



# PRICE EDWARDS AND CO.

# FOR LEASE

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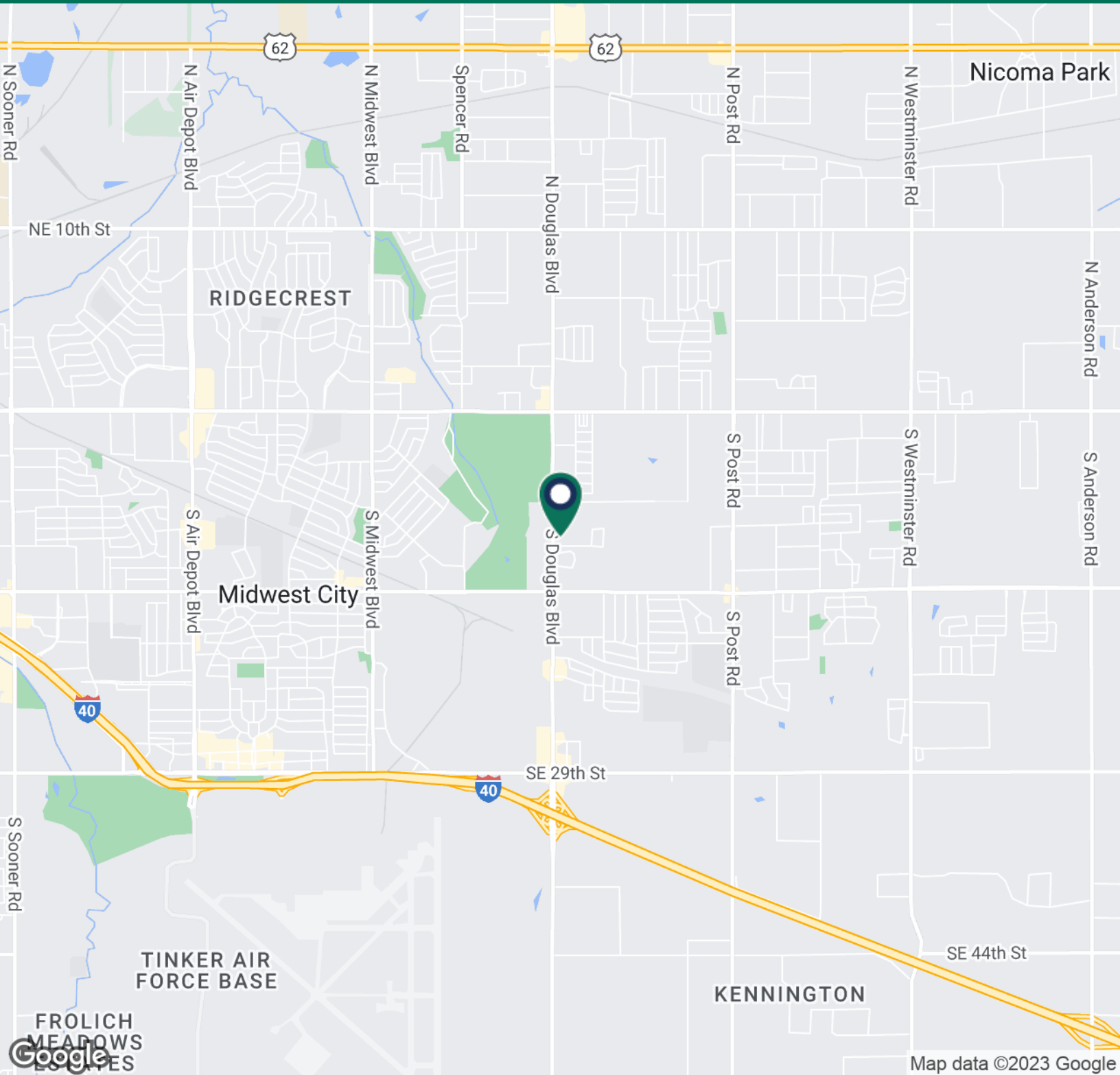
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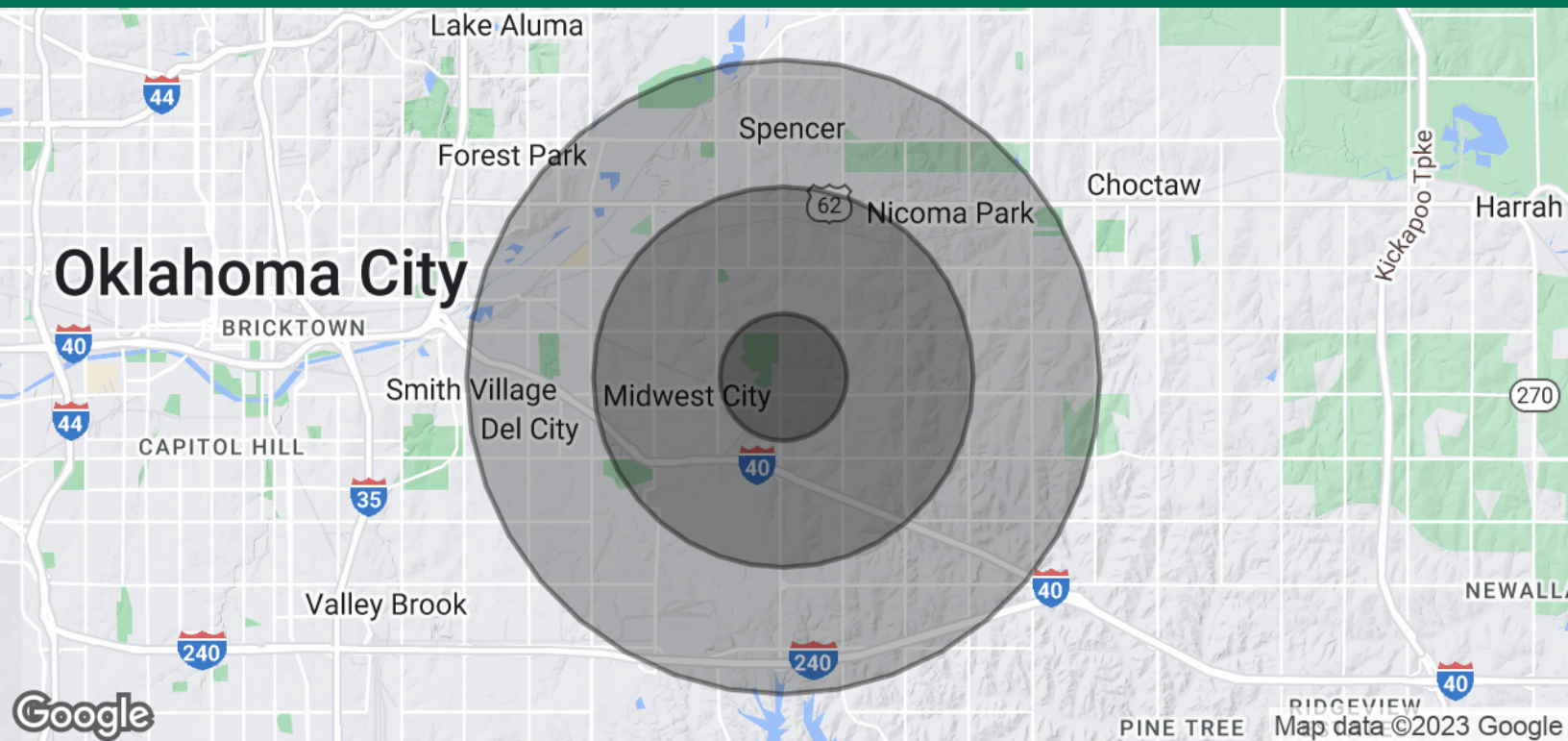
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,165	52,718	104,268
Average Age	40.2	38.1	37.2
Average Age (Male)	37.3	37.6	36.3
Average Age (Female)	46.8	40.4	39.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,807	23,429	45,126
# of Persons per HH	2.2	2.3	2.3
Average HH Income	\$68,154	\$57,353	\$57,606
Average House Value	\$135,942	\$113,136	\$118,291

\* Demographic data derived from 2020 ACS - US Census

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