

## SHOPPES AT QUAIL SPRINGS

3000 W MEMORIAL RD, OKC, OK 73120



### PROPERTY DESCRIPTION

Shoppes at Quail Springs is a 73,000 square foot, Two Story, Multi-Tenant Retail-Office Power Center located at May Avenue and Kilpatrick Turnpike; one of the busiest intersections in the corridor. This intersection serves as a main entry and exit hub for Quail Springs Mall traffic. The Memorial Corridor is a magnet for corporate business, containing over 1.5 million square feet of office space, with over half being Class A properties. A vast medical office community is anchored by some of the most advanced hospitals in the region. The businesses in the corridor are supported by over 1200 hotel rooms and suites. Cattycorner to the Shoppes at Quail Springs is a Barnes & Noble Book Store.

### TRAFFIC COUNTS

N May Ave	North   South	25,134   21,022
W Memorial Rd	East   West	23,118   22,220
Kilpatrick Turnpike	East   West	69,404   70,826

### OFFERING SUMMARY

Lease Rate	Negotiable
1st floor Retail - Available SF:	1,471 - 3,122 SF
Lot Size:	91,000 SF
Building Size:	72,799 SF
Year Built:	2018
Zoning:	C-3
Market   Submarket:	Oklahoma City   North

SPACES	LEASE RATE	SPACE SF
Suite 104	Negotiable	1,976 SF
Suite 106-2nd gen restaurant	Negotiable	3,122 SF
Suite 124-125	Negotiable	2,680 SF
Suite 129	Negotiable	1,887 SF
Suite 130	Negotiable	1 471 SF

### GEORGE WILLIAMS, CCIM

gwilliams@priceedwards.com

O: 405.239.1270 C: 405.657.7800



# PRICE EDWARDS AND CO.

# FOR LEASE

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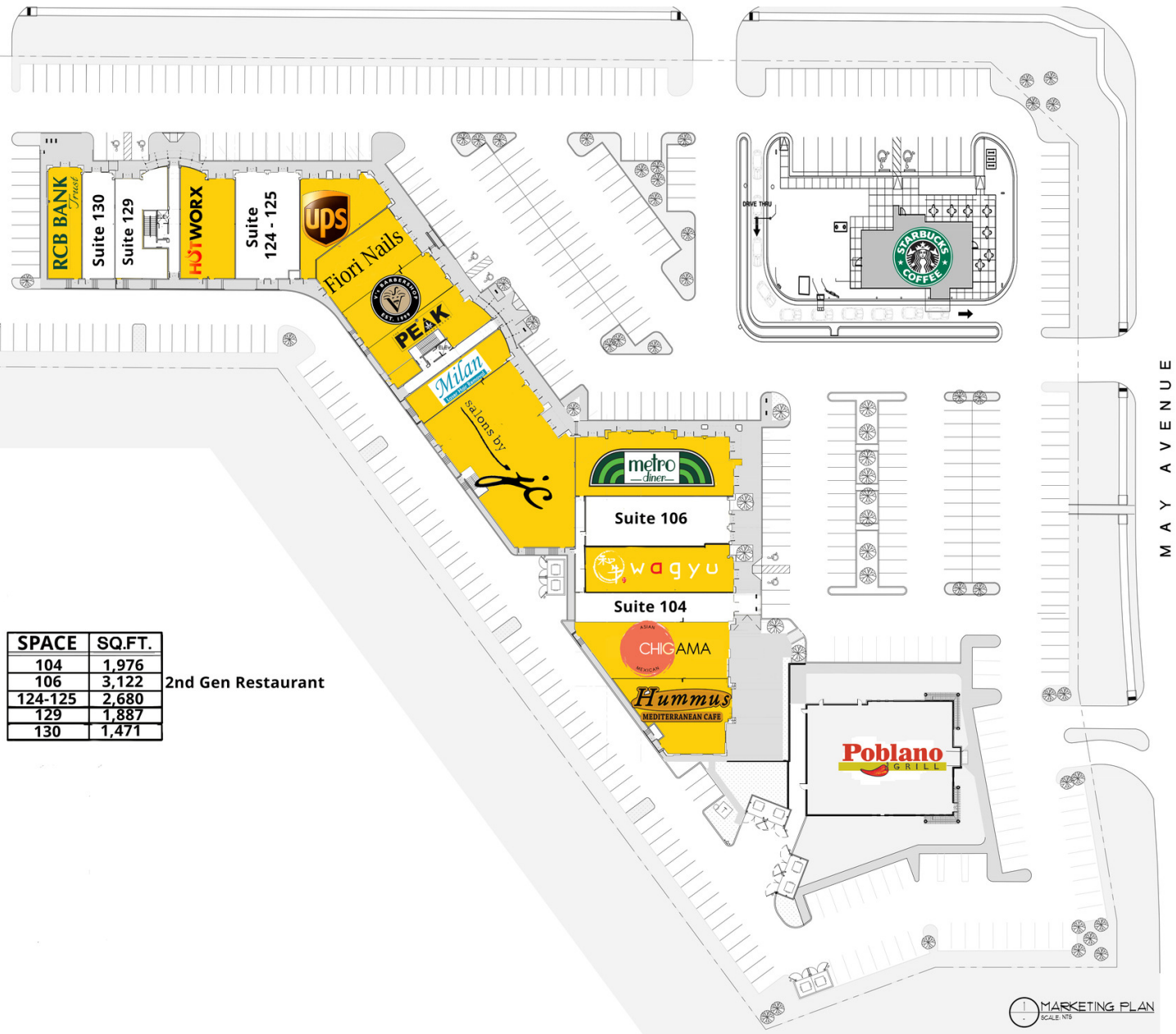
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,400	60,006	142,785
Average Age	32.8	36.4	36.5
Average Age (Male)	31.9	35.0	34.8
Average Age (Female)	34.7	37.7	37.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,956	27,594	61,166
# of Persons per HH	1.9	2.2	2.3
Average HH Income	\$59,436	\$74,804	\$82,356
Average House Value	\$170,623	\$190,529	\$205,228

\* Demographic data derived from 2020 ACS - US Census

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