

THE SHOPPES ON BROADWAY - PAD SITE

3224 S BROADWAY, EDMOND, OK 73013



## PROPERTY DESCRIPTION

Pad C is available For Ground Lease or Build To Suit or For Sale | 1.22 Acres

Located in the heart of Edmond at the intersection of 33rd Street & Broadway, this upscale center is a shopping destination with premier Tenants.

Edmond's finest mixed use development; premier retail space.

## OFFERING SUMMARY

<b>Sale Price:</b>	Subject To Offer
<b>Lease Rate:</b>	Negotiable
<b>Available SF:</b>	53,214 SF
<b>Pad Site Size:</b>	1.22 Acres
<b>Building Size:</b>	125,295 SF
	04202026

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
<b>Total Households</b>	3,536	23,720	50,608
<b>Total Population</b>	9,798	61,630	130,051
<b>Average HH Income</b>	\$62,392	\$70,774	\$80,061

### EV ERNST

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O: 405.239.1250 C: 405.830.8505

### GEORGE WILLIAMS, CCIM

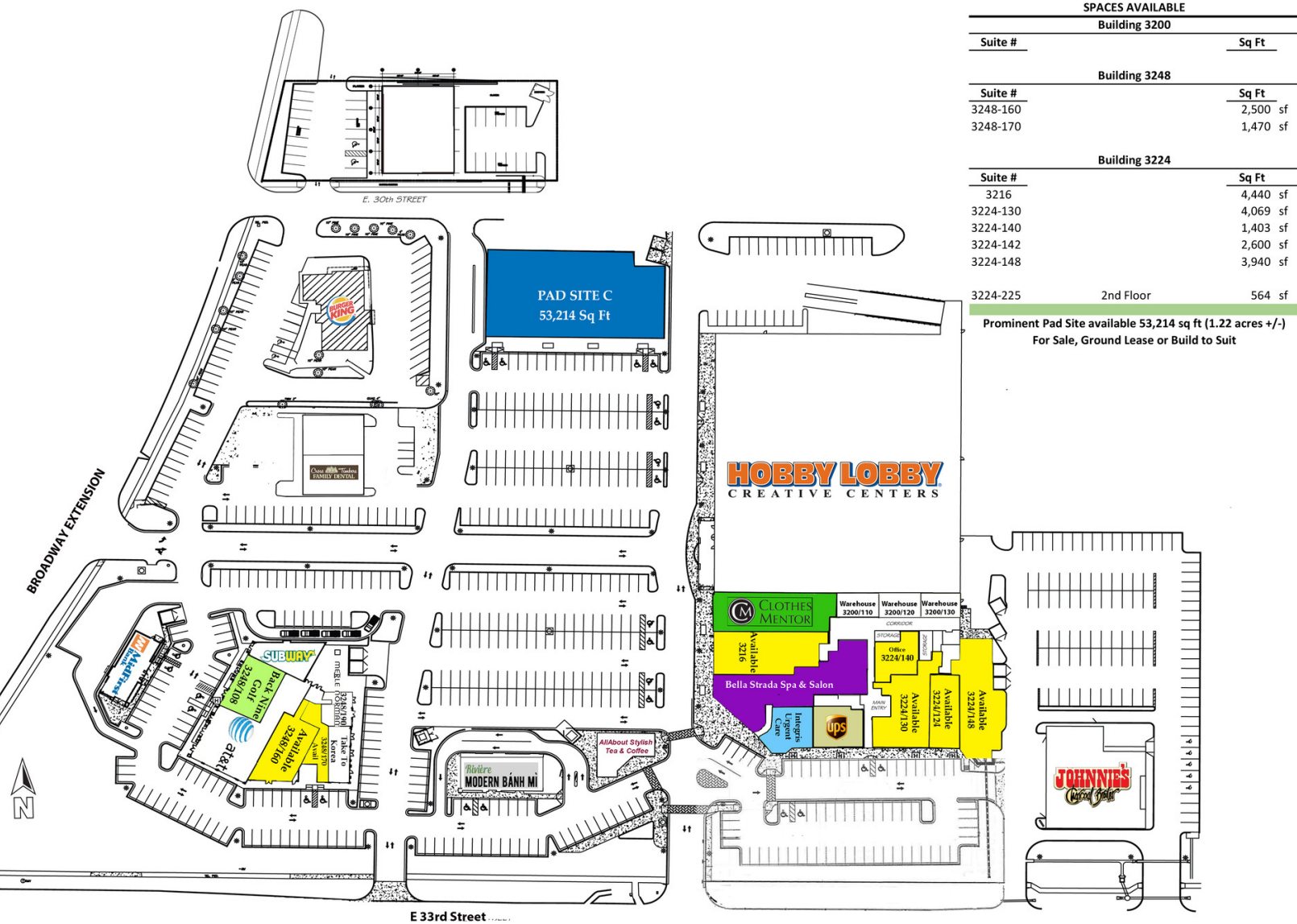
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SPACES AVAILABLE		
Building 3200		
Suite #		Sq Ft
<b>Building 3248</b>		
Suite #		Sq Ft
3248-160		2,500 sf
3248-170		1,470 sf
<b>Building 3224</b>		
Suite #		Sq Ft
3216		4,440 sf
3224-130		4,069 sf
3224-140		1,403 sf
3224-142		2,600 sf
3224-148		3,940 sf
3224-225	2nd Floor	564 sf

Prominent Pad Site available 53,214 sq ft (1.22 acres +/-)  
For Sale, Ground Lease or Build to Suit

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