

## SOONER CROSSING

5801 S SOONER RD, OKLAHOMA CITY, OK 73135



### PROPERTY DESCRIPTION

Sooner Crossing has 3 suites available. Each suite is well positioned with direct frontage to S. Sooner Road which provides desired visibility needed for any mixed use. S. Sooner Road has high traffic counts, great daytime traffic that enables users at Sooner Crossing to obtain the desired views they need to make their business known.

Suite 5917 is Turn-Key cleaners space or great for any use.

Schedule your private showing today.

### OFFERING SUMMARY

Lease Rate	\$17.00 SF/yr (NNN)
NNN Rate:	\$5.00 SF/yr
Available SF:	3 - 1,300 SF
Lot Size:	2.21 Acres
Building Size:	16,000 SF

### PROPERTY HIGHLIGHTS

- New Development in High Population growth
- Tinker Air Force Base just acquired 158 acres for New Maintenance Development
- Excellent visibility from heavily traveled Sooner Rd.

SPACES	LEASE RATE	SPACE SIZE
5801-G	\$17.00 SF/yr	1,300 SF
5801-H	\$17.00 SF/yr	1,300 SF
5917	\$17.00 SF/yr	1,300 SF

### TRAFFIC COUNTS

SE 15th	east   west	9,272   7,734
Sooner Rd	north   south	19,443   22,790

### ROSHA WOOD

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O: 405.239.1219 C: 405.902.8181

# PRICE EDWARDS AND CO.

FOR  
LEASE

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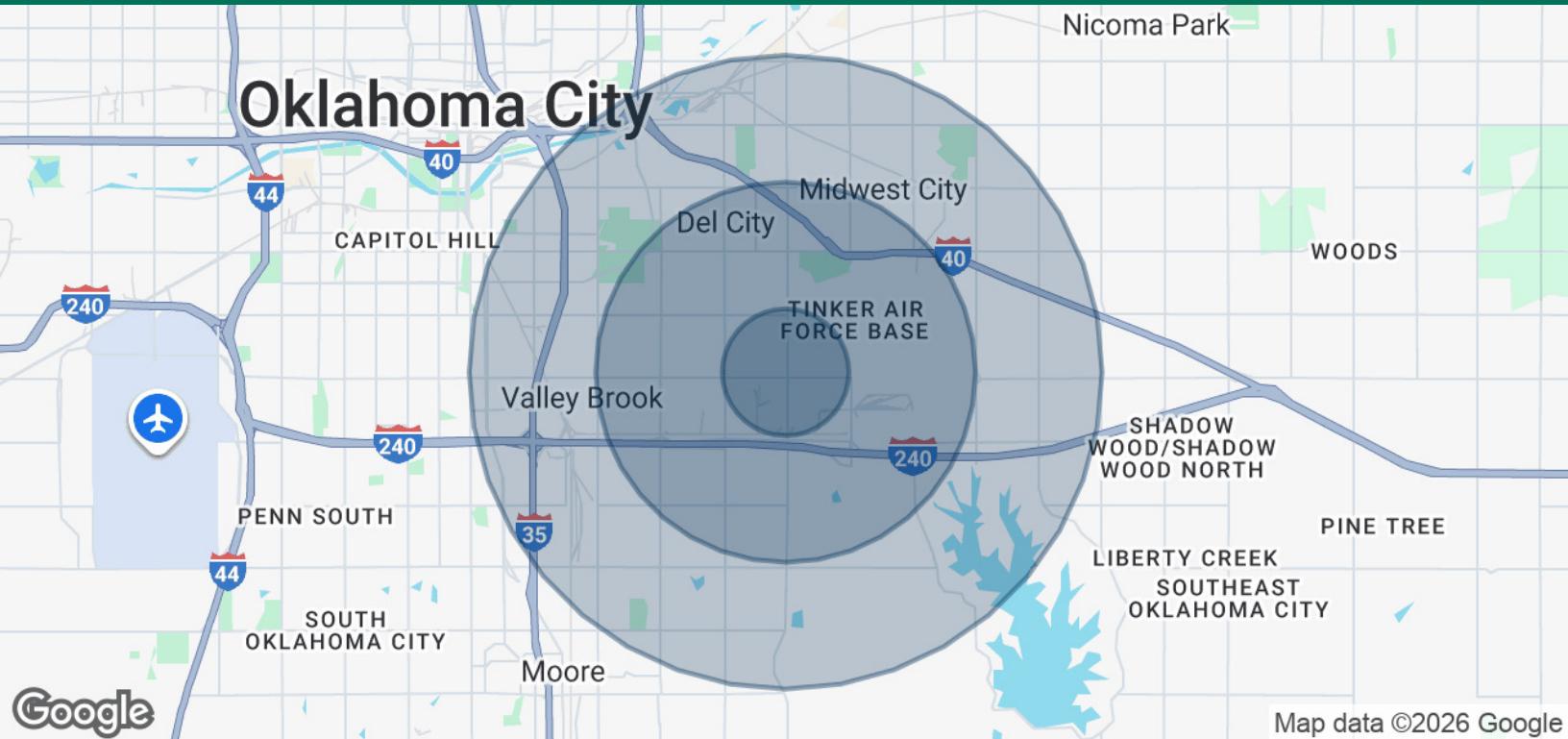
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### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,509	46,171	116,818
Average Age	36.1	34.3	34.4
Average Age (Male)	36.8	33.8	34.3
Average Age (Female)	35.9	35.4	35.7

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,202	19,887	48,795
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$63,664	\$53,780	\$57,526
Average House Value	\$135,849	\$106,437	\$111,600

\* Demographic data derived from 2020 ACS - US Census

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