

Springdale Shops - FOR LEASE

4493 N.W. 50th, Oklahoma City, OK 73112



RETAIL SPACE NOW AVAILABLE

Lease Rate:	\$10.00 SF/yr (NNN)
Available SF:	1,725 - 7,060 SF
Suite 4361-700	3,130 SF
Suite 4403	2,800 SF
Suite 4409	1,725 SF
Suite 4413	2,250 SF
Suite 4432	3,600 SF
Suite 4437	7,060 SF
Suite 4461	3,050 SF
Lot Size:	12.18 Acres
Building Size:	125,368 SF
	06162020

PROPERTY OVERVIEW

Springdale is a well located Center in an established neighborhood, ideal for retail, restaurant and service tenants. The center presently has a Dollar General, Super Mercado, SuperCuts and Little Caesar's. A dance studio and Mixed Martial Arts school bring in a large number of customers each week. Putnam City High School is located 1/3 mile to the west.

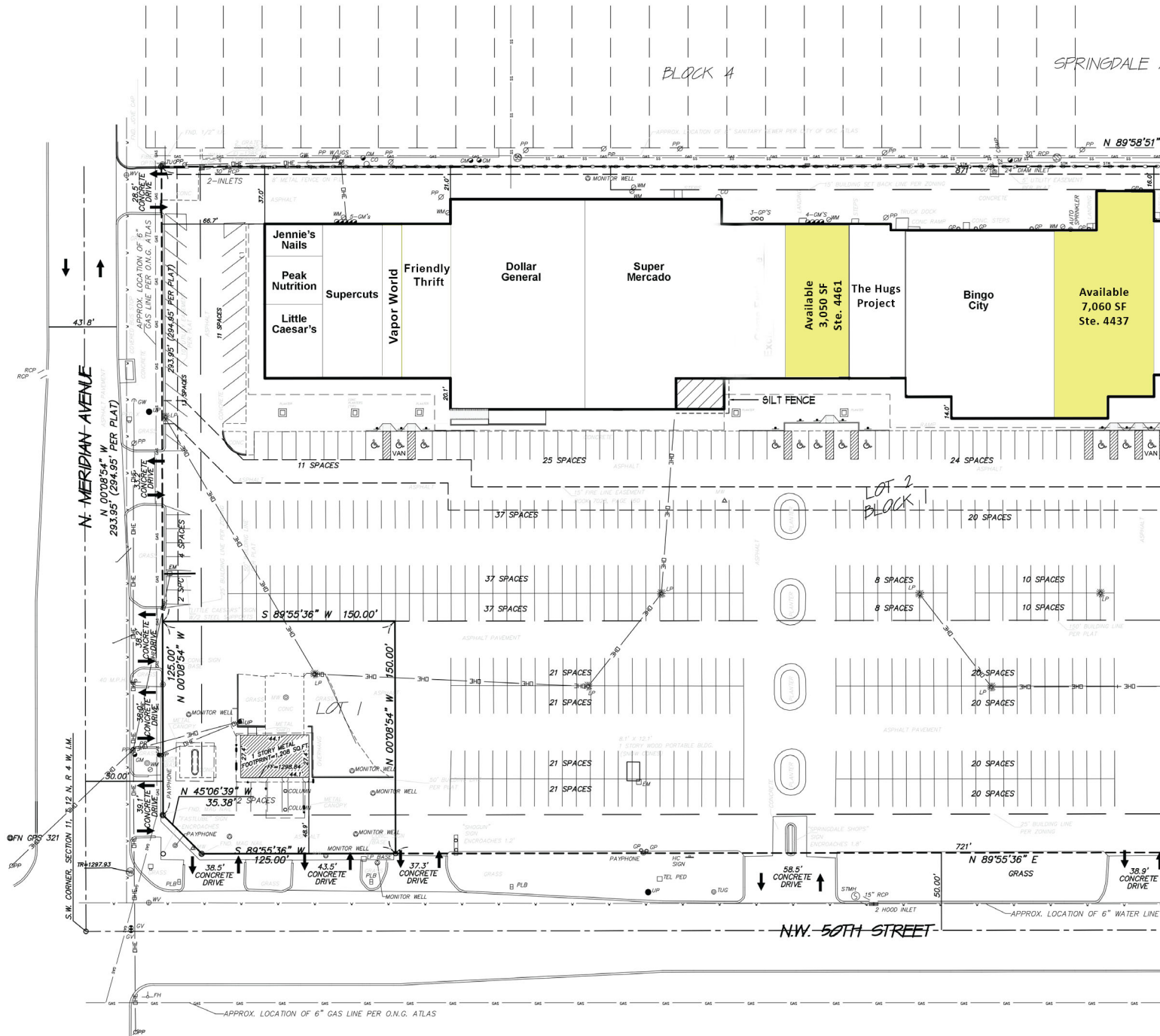
This Center is located in northwest Oklahoma City, just 1-1/2 miles from Northwest Expressway and 1 mile from NW 39th Expressway, both major arterial roads.

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The information above has been obtained from sources believe reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. You and your legal and technical advisors should conduct a careful, independent investigation of the property to determine to your satisfaction to the suitability of the property for your needs.

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For more information please contact:

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**PRICE
EDWARDS**
 AND COMPANY

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DEMOGRAPHICS (PER 2010 CENSUS; 5 MILES RADIUS)

Total Population	104,260
Population Density	104,260
Median Age	34.9
Median Age (Male)	34.2
Median Age (Female)	36.2
Total Households	44,269
# of Persons Per HH	2.4
Average HH Income	\$50,519
Average House Value	\$124,135

TRAFFIC COUNTS (PER ACOG)

Meridian	North	14,822
Meridian	South	15,928
NW 50th	East	15,552
NW 50th	West	14,450

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