

SOONER CROSSING

5801 S SOONER RD, OKLAHOMA CITY, OK 73135



PROPERTY DESCRIPTION

Sooner Crossing has 4 suites available. Each suite is well positioned with direct frontage to S Sooner Road which provides desired visibility needed for any mixed use user. 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.

We have tenants moving within the Center and a tenant expanding. These suites will not last long.

Schedule your private showing today.

OFFERING SUMMARY

Lease Rate	\$17.00 SF/yr (NNN)
NNN Rate:	\$3.00 SF/yr
Available SF:	4 - 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-B	\$17.00 SF/yr	1,200 SF
5801-G	\$17.00 SF/yr	1,200 SF
5801-H	\$17.00 SF/yr	1,200 SF
5801-I	\$17.00 SF/yr	1,200 SF

TRAFFIC COUNTS

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

ROSHA WOOD

rwood@priceedwards.com
O: 405.239.1219 C: 405.902.8181

SOONER CROSSING

5801 S SOONER RD, OKLAHOMA CITY, OK 73135



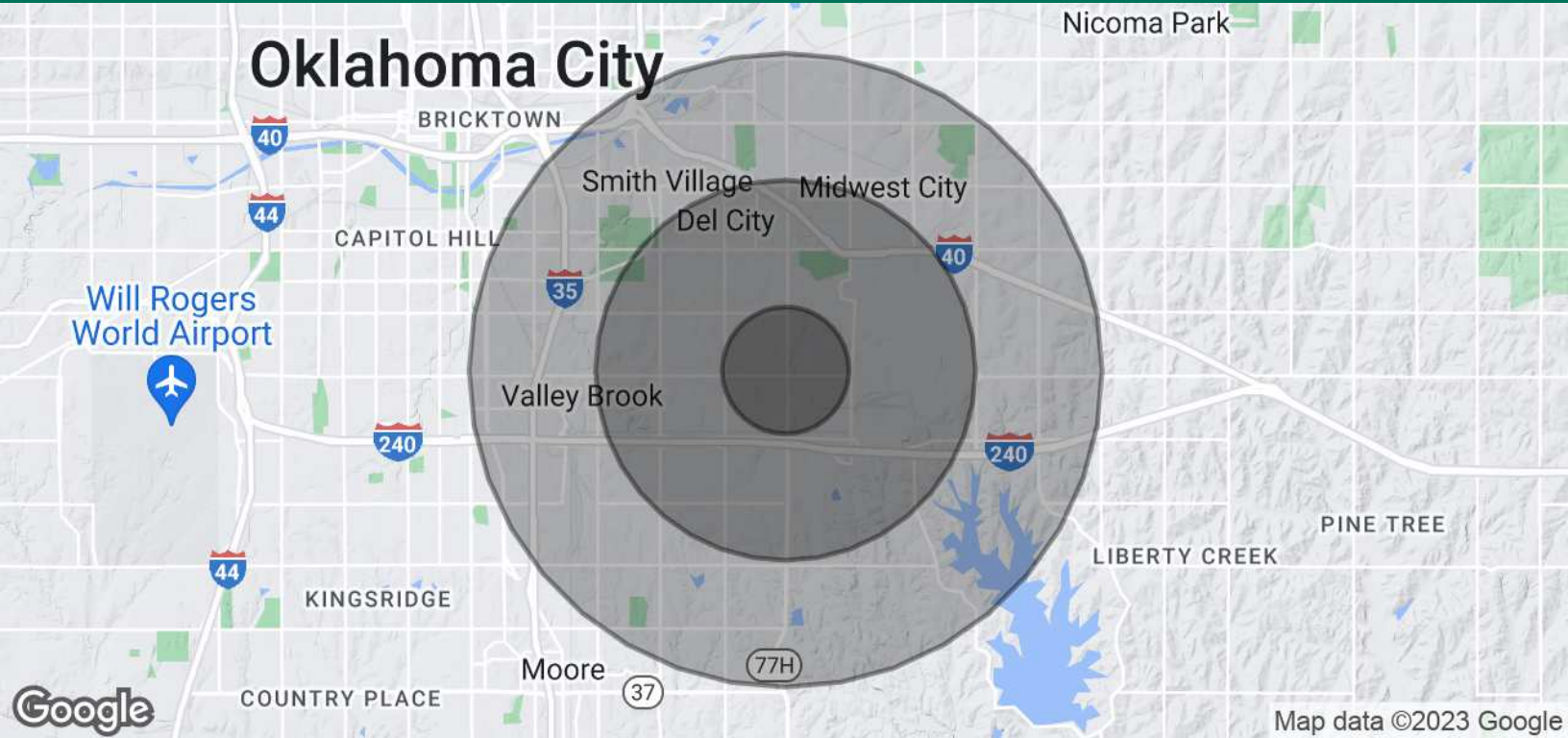
ROSHA WOOD

rwood@priceedwards.com

O: 405.239.1219 C: 405.902.8181

SOONER CROSSING

5801 S SOONER RD, OKLAHOMA CITY, OK 73135



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

07132023

ROSHA WOOD

rwood@priceedwards.com
 O: 405.239.1219 C: 405.902.8181