



Tulsa Retail For Sale / Lease

MCP MCGRAW
COMMERCIAL
PROPERTIES

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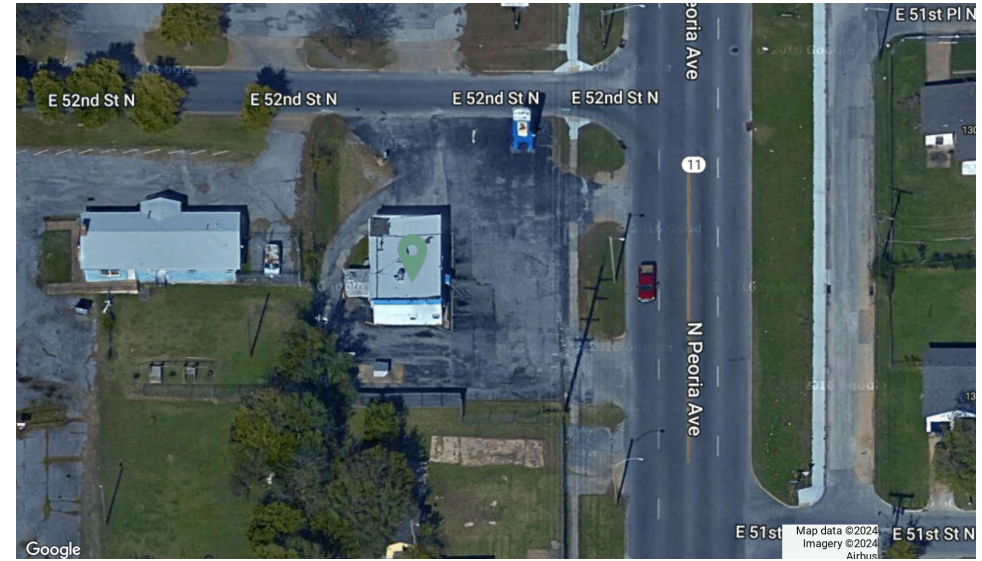
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5114 North Peoria Avenue,
Tulsa, OK 74126

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5114 North Peoria Avenue

Property Summary



PROPERTY DESCRIPTION

The property offers excellent street visibility and it is ideally suited for a thriving food and beverage business. The building includes a fully built-out kitchen ready for immediate operation, a fully operational drive-thru. Along with minimal setup time for new owners or tenants this property has a strong neighborhood presence and clear access to major roads and the Gilcrease Expressway. This location is perfect for a wide range of dining concepts.

PROPERTY HIGHLIGHTS

- Stand - alone corner lot
- Fully built-out kitchen, ready to operate
- Drive-thru access
- Excellent visibility
- Convenient access to major roads

OFFERING SUMMARY

Sale Price:	Contact for pricing
Lease Rate:	\$2,000.00 per month (MG)
Building Size:	+/- 1,323 SF

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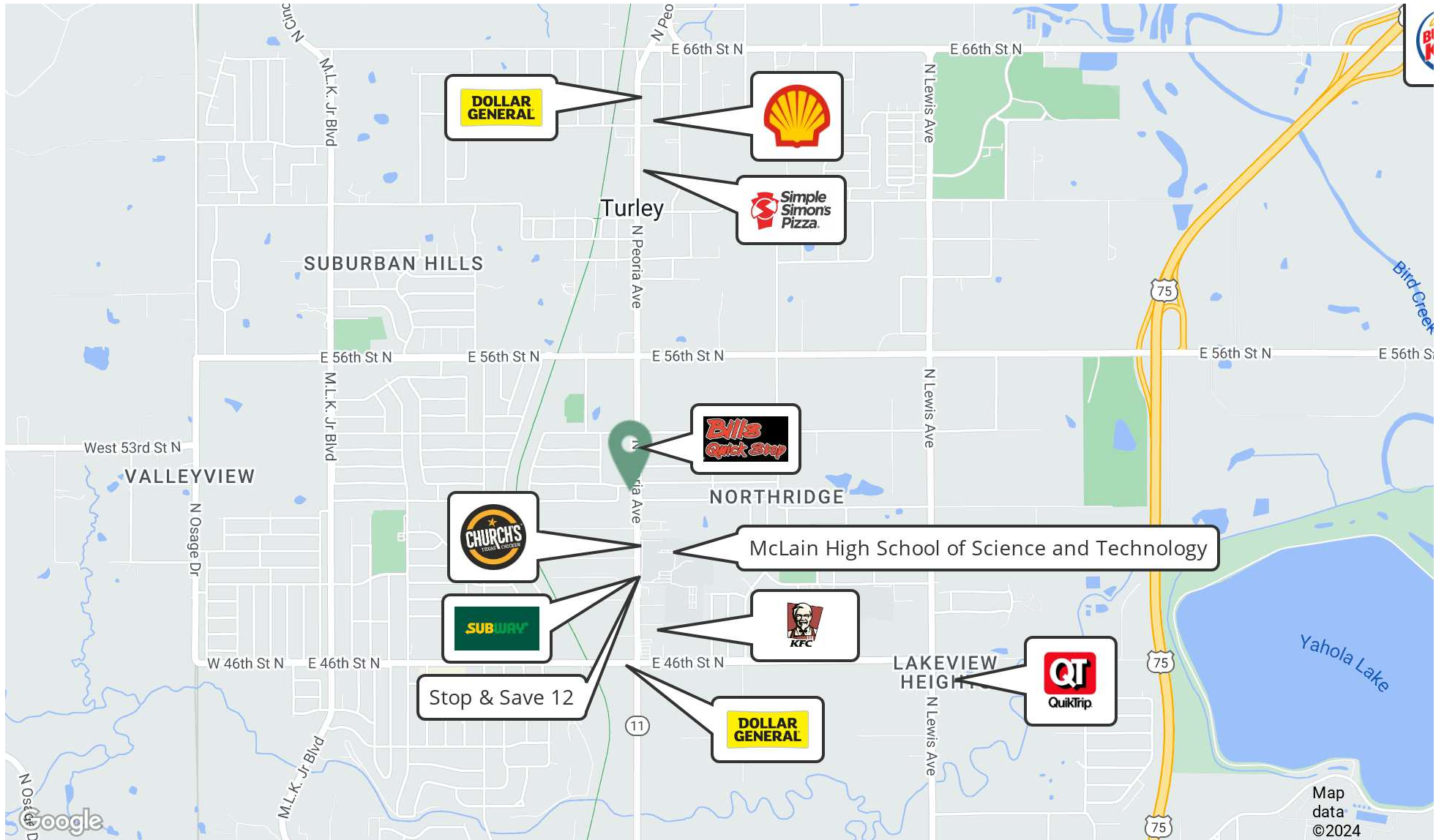
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Location Map



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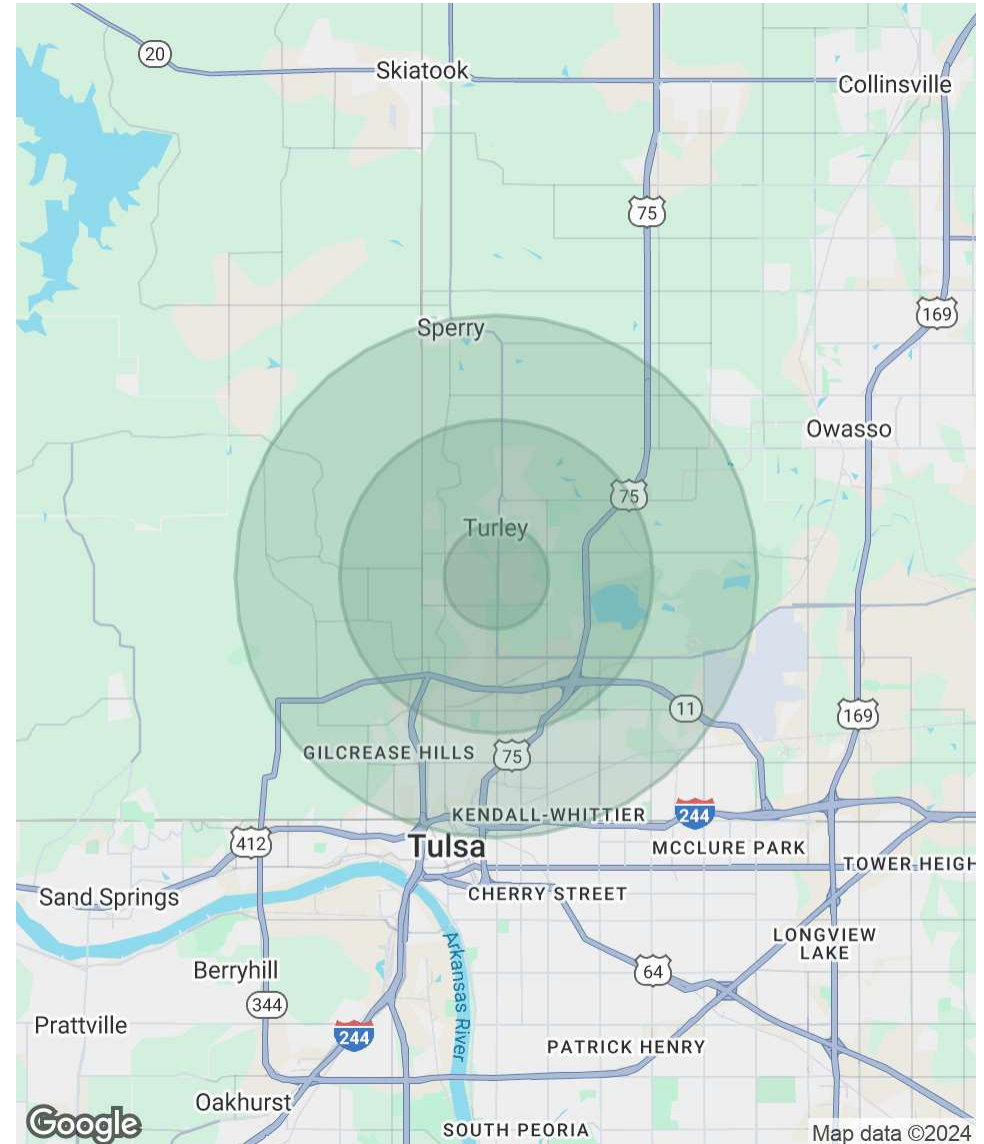
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Demographics Map & Report

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,817	23,236	54,504
Average Age	37	38	38
Average Age (Male)	35	36	36
Average Age (Female)	39	40	39

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,493	8,774	19,904
# of Persons per HH	2.7	2.6	2.7
Average HH Income	\$48,272	\$47,349	\$54,496
Average House Value	\$131,253	\$150,118	\$165,216

Demographics data derived from AlphaMap



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