

SQUARE ONE OFFICE CENTER

OFFICE SPACE FOR LEASE



6705 E. 81s St. - Tulsa, OK 74133

PROPERTY HIGHLIGHTS

- SPACE AVAILABLE: #172 (975 SF)
- CONVENIENT SOUTH TULSA LOCATION
- FRONT DOOR PARKING
- 24/7 BUILDING ACCESS
- FULL SERVICE LEASES
- PROFESSIONALLY MANAGED
- CLOSE PROXIMITY TO SHOPPING
- RESTAURANTS ON-SITE INCLUDING CHIMI'S



SHEILA COOPER
 Cell: 918-724-5140
 scooper@bauertulsa.com



Traffic Count

INCOG 2024

17,208 Vehicles per day

E. 81st St. S.

19,273 Vehicles per day

S. Sheridan Rd.



2025 Demographics

Source: ESRI

	1 Mile	3 Miles	5 Miles
Population	14,011	97,178	219,086
Households	6,031	41,493	92,888
Average HH Income	\$137,817	\$128,936	\$124,215

BAUER & ASSOCIATES, REALTORS®
 "A LEADER IN TULSA COMMERCIAL REAL ESTATE SINCE 1979"
 Commercial - Industrial - Investment Property - Property Management

6846 S. Canton Ave., Suite 100, Tulsa, OK 74136
 All statements herein are for information purposes only and are believed to be reliable; however, no warranty or representation is made as to the accuracy thereof and the same is submitted subject to errors, omissions, change of price, terms, conditions and prior sale or lease.

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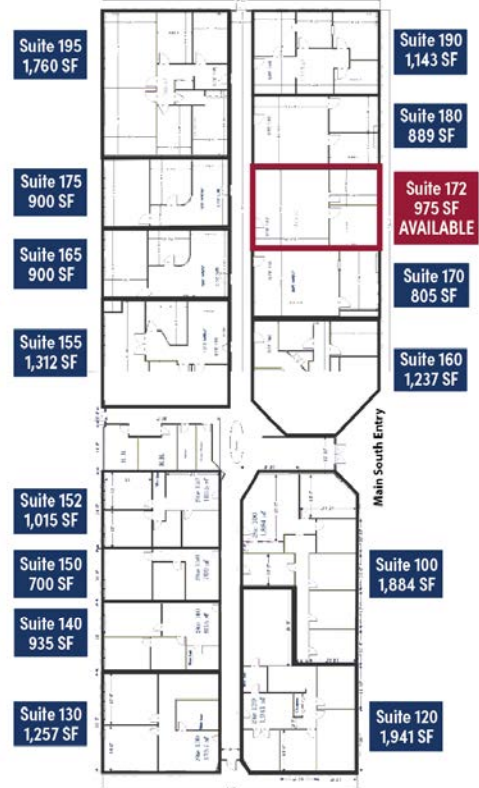
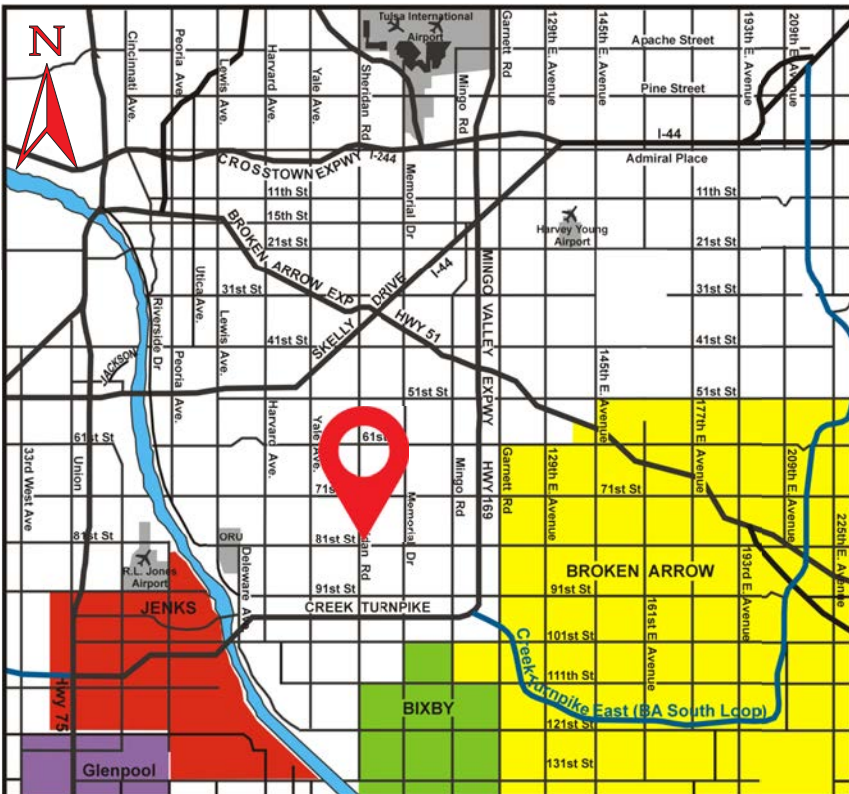
E. 81st Street



E. 81st Street



Greater Tulsa Area Map



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