

AN OFFICE INVESTMENT OPPORTUNITY

1125 N PORTER AVE, SUITE 305

NORMAN, OK 73071



JUDY J. HATFIELD, CCIM

EQUITY COMMERCIAL REALTY ADVISORS, LLC

Founding Principal

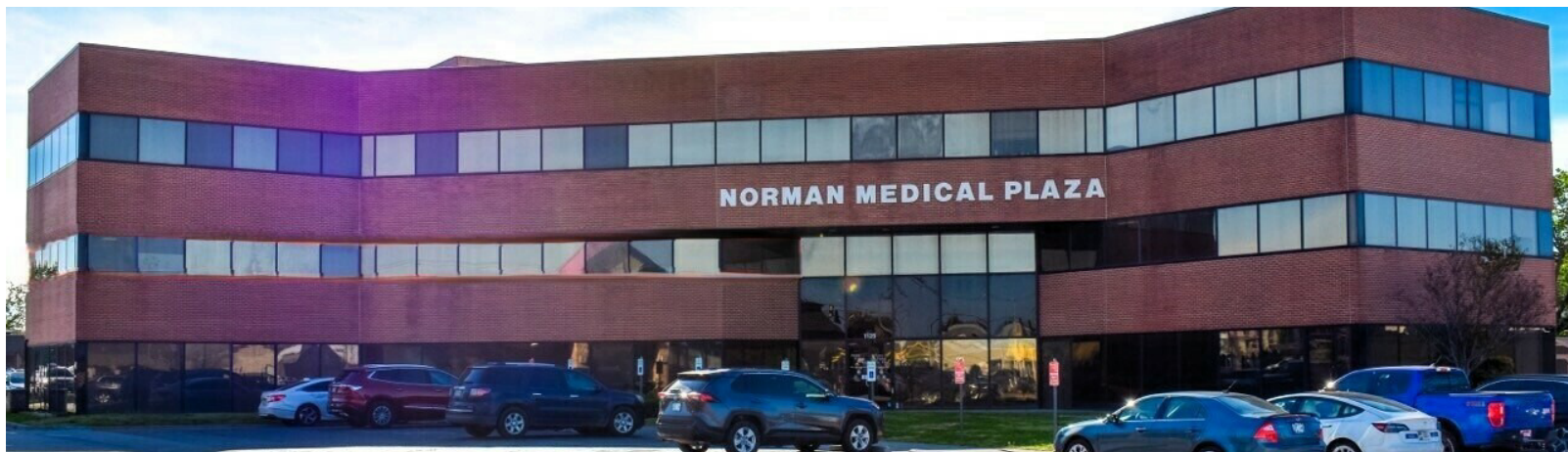
(405) 640- 6167 office

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jjhatfield@equityrealty.net

1125 N PORTER AVE, SUITE 305

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OFFERING SUMMARY

Sale Price:	\$150,000
Suite 305:	1,146 SF
Building Size:	21,420 SF
Lot Size:	1.44 Acres
Year Built:	1982
Taxes (2025):	\$1,652
HOA Monthly Dues:	\$612.13
Zoning:	C-3 (Intensive Commercial)

PROPERTY HIGHLIGHTS

- Norman Medical Plaza offers a prime Office / Executive Suite opportunity in a well-connected area of Norman
- Located steps from the new NRH Behavioral Health Campus and the new Norman Adult Wellness & Education Center, with a wide mix of surrounding medical and professional offices and services.
- Suite 305 features 4 exam rooms, 2 restrooms, a waiting room, nurse station, administrative area, storage and electrical closets.
- Common areas include: parking, building exterior, roof, landscaping, common area lobby with 2 bathrooms, elevator, stairwells, hallways.
- Monthly HOA dues cover all utilities and common-area maintenance, including electricity, water, fire hazard management, elevator service, public restrooms, landscaping, parking lot upkeep, and building liability/property insurance, as well as management fees. Owners are responsible only for their specific costs associated with ceilings, interior walls, structures, and floor coverings.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,275	30,147	50,026
Total Population	8,024	77,346	124,753
Average HH Income	\$72,778	\$81,031	\$92,847

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Norman Medical Plaza		
1 st Floor	RETINA VITREOUS CENTER	100
	DR. ENNAMURI, MD INTERNAL MEDICINE	300
	THUY HONG NGUYEN, MD	102
	INFUSION THERAPY BUSINESS OFFICE	104
2 nd Floor	CARE FIRST	101
	THE EDEN CLINIC	200
	CATHLEEN A. JONES ATTORNEY	205
	JULIE R. JUSTICE ATTORNEY	205
3 rd Floor	INTERNAL MEDICINE	300
	GI OF NORMAN, LLC	301
	PHILIP C. BIRD, MD	
	SATISH K. ARORA, MD	
	CHINTAN A. PARIKH, MD	
	ANDREW W. BLACK, MD	
	TONY H. TRAN, MD	
	CLINT D. HOWELL, PA-C	
	JACKSON D. LAIZURE, APRN CNP	
	MEDICAL PLAZA ENDOSCOPY	304
	WEAVER CLINICS	305

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