

# OFFICE/RETAIL SPACE FOR LEASE

2005 S. ELM PLACE, BROKEN ARROW, OK 74012



## PROPERTY HIGHLIGHTS

- AVAILABLE SPACES: SUITE 101 (185 sf) | SUITE 102 (183 sf)  
SUITE 103 (200 sf) | SUITE 104 (205 sf)
- BOUTIQUE OFFICES
- RESTAURANT & BUSINESS NEIGHBORHOOD
- 2024 RECONDITIONED SPACE
- AMPLE PARKING
- SIGNAGE ON SOUTH ELM PLACE



**SHEILA COOPER**

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



Traffic Count

INCOG 2022

23,200 Vehicles per day

S. Elm Place

13,657 Vehicles per day

E. 91st St. (Washington St.)



2024 Demographics

Source: ESRI

	1 Mile	3 Miles	5 Miles
Population	11,080	65,670	152,492
Households	4,410	24,756	58,875
Average HH Income	\$81,353	\$101,965	\$111,292



**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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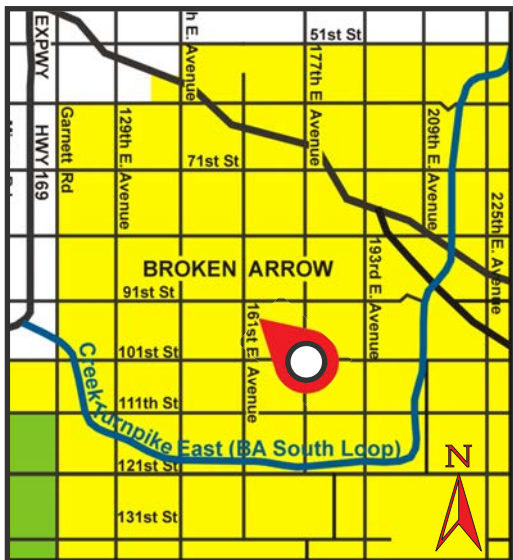
E. 91st Street (Washington St.)



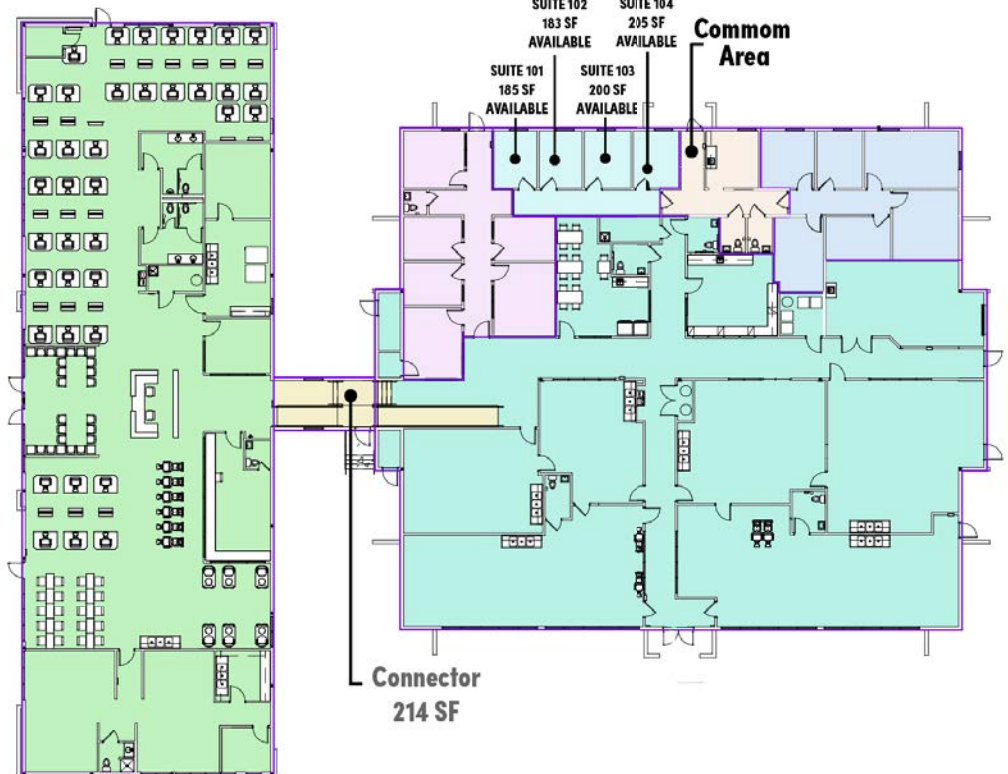
S. Elm Place (166th E. Ave.)



SPACE FOR LEASE!  
2005 S. Elm Pl.



Greater Tulsa Area Map



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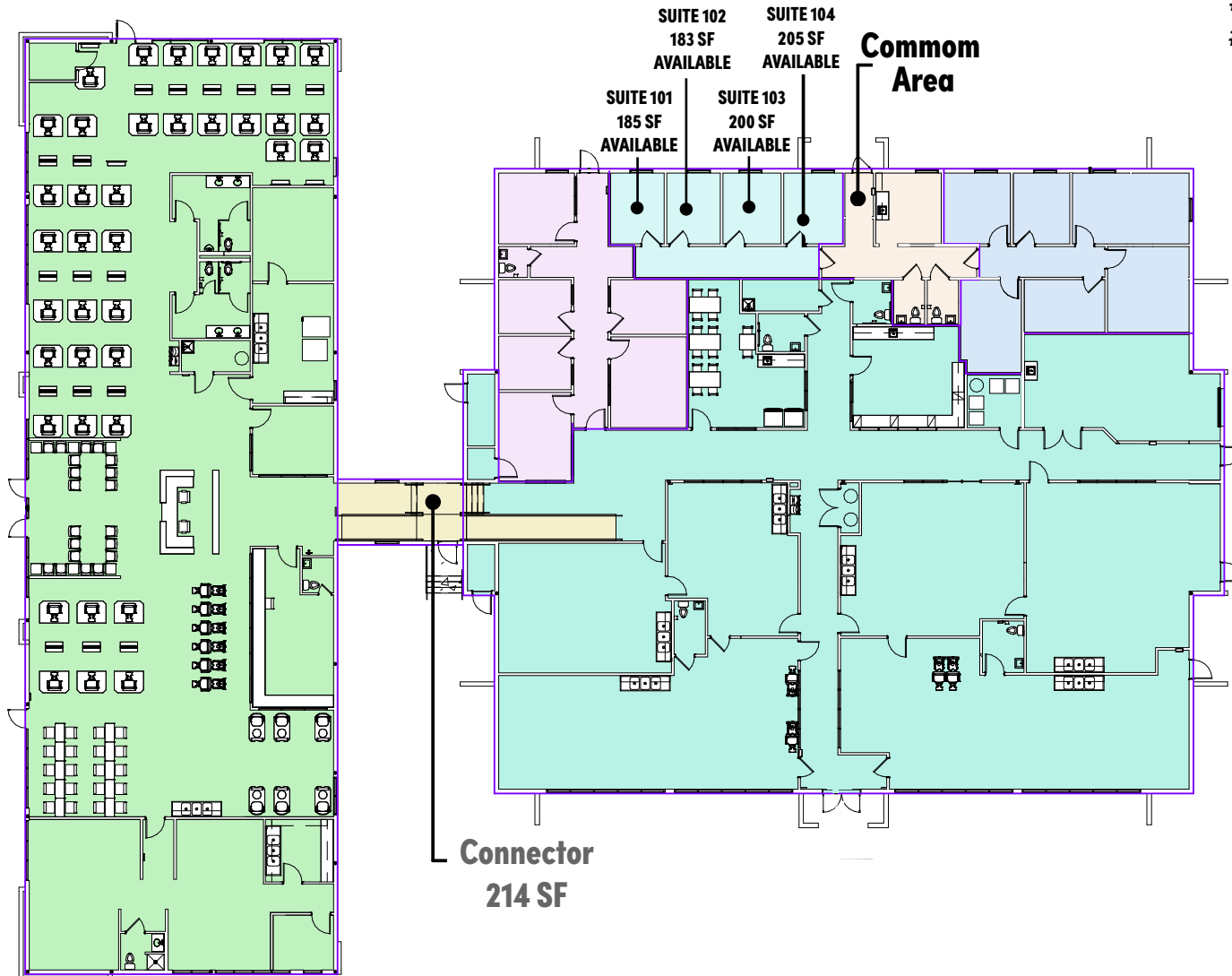
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Available Spaces:

#101 (185 sf) | #102 (183 sf)  
#103 (200 sf) | #104 (205 sf)



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