



PRICE: \$950,000

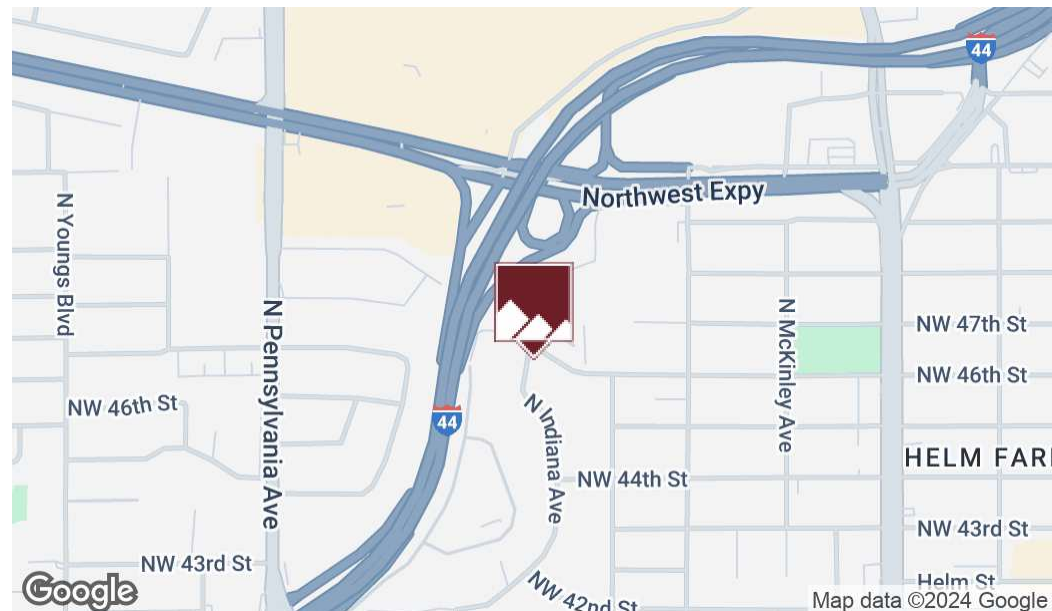
4832 RICHMOND SQUARE DRIVE

Oklahoma City, OK 73118

Jake Wilburn

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PROPERTY SUMMARY



Property Description

Introducing an enticing Owner User Opportunity in Oklahoma City: a newly discovered commercial property featuring a generous office space of just over 5,500 square feet, easily divisible into two separate suites. This office location benefits from a thriving trade area, strategically positioned among a diverse mix of national retailers, businesses, and popular restaurants. With a prime location in a peaceful setting, this property provides convenient access to major transportation routes, making it an excellent choice for businesses seeking visibility, connectivity, and a remarkably tranquil environment.

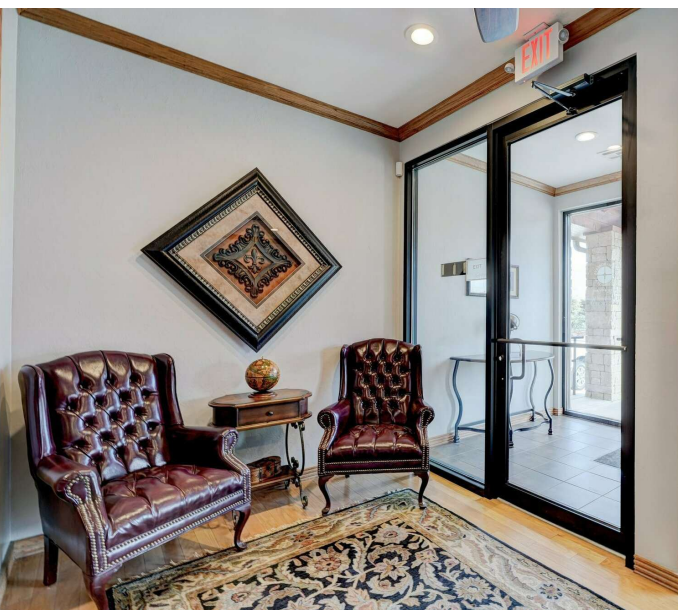
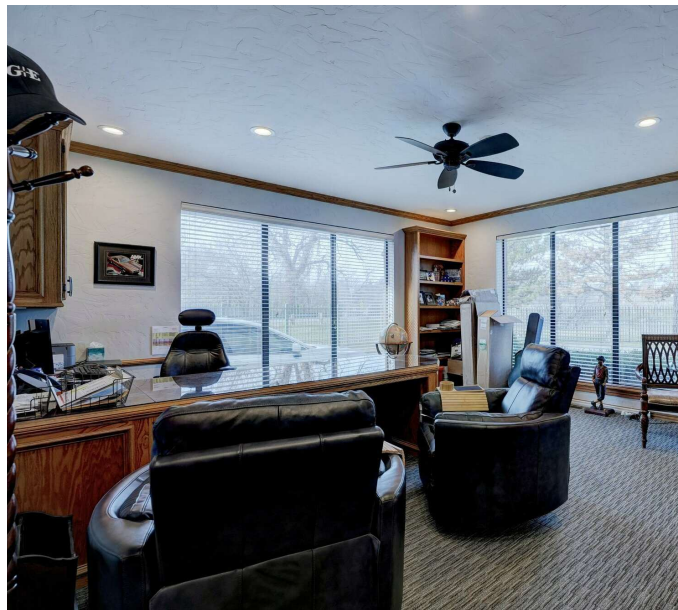
Property Highlights

- Private Offices | Shared Kitchen
- Large Reception Area | Large Conference Room | Patio
- Renovated in 2014

Offering Summary

| | |
|------------------|-----------|
| Price: | \$950,000 |
| Number of Units: | 2 |
| Lot Size: | 17,058 SF |
| Building Size: | 5,556 SF |

ADDITIONAL PHOTOS



LOCATION MAP



Location Overview
 Nestled southeast of the I-44 and NW Expressway crossing in Richmond Square Office Park. Accessible from Blackwelder Ave to NW 49th St/Richmond Sq Dr.

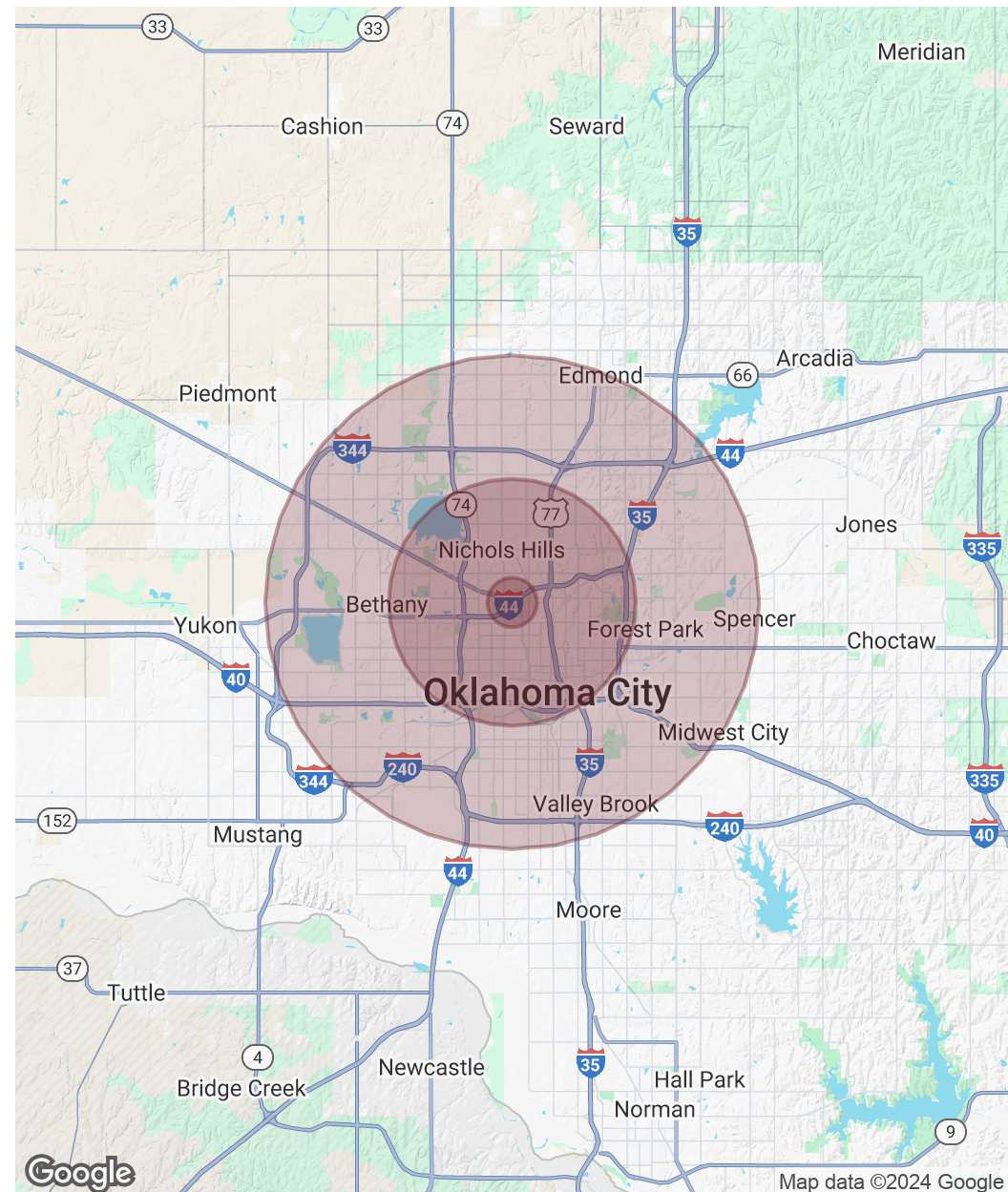
Map data ©2024 Google Imagery ©2024 Airbus, Maxar Technologies

DEMOGRAPHICS MAP & REPORT

| Population | 1 Mile | 5 Miles | 10 Miles |
|----------------------|--------|---------|----------|
| Total Population | 10,938 | 200,771 | 637,960 |
| Average Age | 36.3 | 35.3 | 35.3 |
| Average Age (Male) | 36.9 | 34.9 | 34.2 |
| Average Age (Female) | 35.4 | 35.9 | 36.5 |

| Households & Income | 1 Mile | 5 Miles | 10 Miles |
|---------------------|-----------|-----------|-----------|
| Total Households | 5,858 | 96,827 | 280,833 |
| # of Persons per HH | 1.9 | 2.1 | 2.3 |
| Average HH Income | \$67,657 | \$62,218 | \$65,568 |
| Average House Value | \$188,190 | \$158,106 | \$153,904 |

2020 American Community Survey (ACS)



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