

EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$12.00 SF/yr (MG)
Building Size:	5,847 SF
Available SF:	2,000 SF
Renovated:	2021
Zoning:	Commercial

PROPERTY OVERVIEW

Located along high-traffic SW 19th Street in Moore, this affordable back-office space offers an excellent opportunity to secure a presence in one of the city's most active retail corridors without paying retail-front pricing. Situated in a strip center anchored by Domino's Pizza, the property benefits from strong daily traffic and established surrounding businesses.

Ideal for office, service-based users, or low-traffic operations, this space provides a practical layout suited for administrative offices, satellite teams, or storage-support functions. Tenants will appreciate the central location, convenient access, and proximity to major thoroughfares, all at a budget-friendly rate.

PROPERTY HIGHLIGHTS

- Affordable back-office opportunity in a prime Moore corridor
- Located on busy SW 19th Street with strong surrounding retail presence
- Flexible layout suitable for office or service uses
- Convenient access and on-site parking

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ADDITIONAL PHOTOS

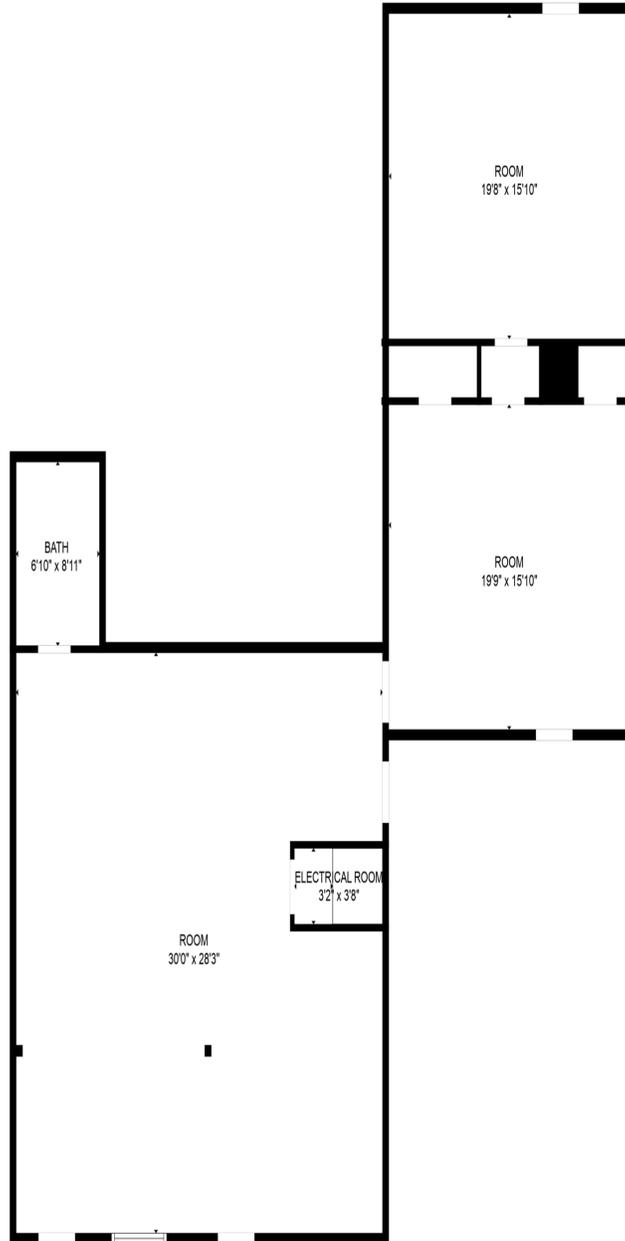


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FLOOR PLANS



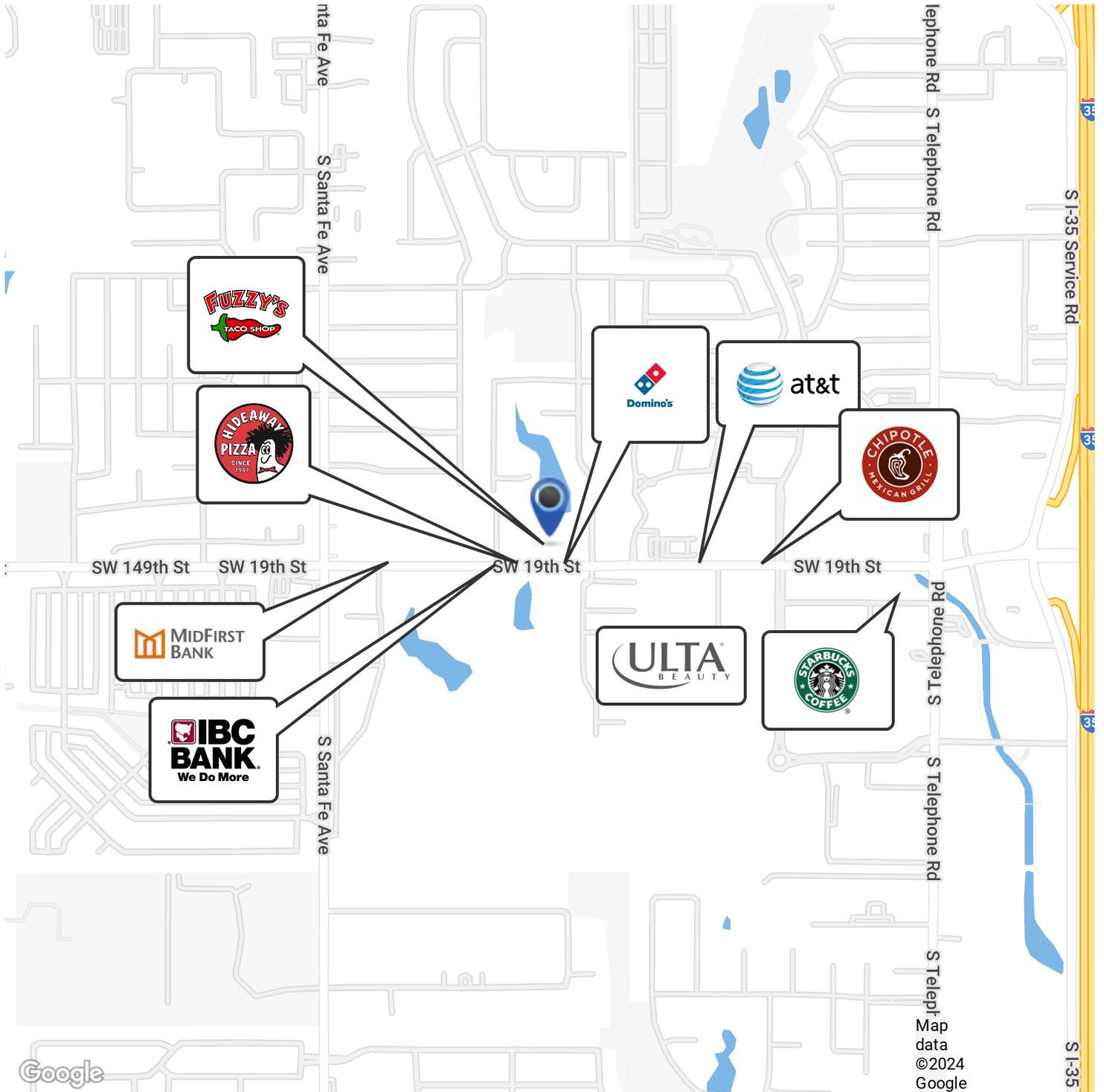
FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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RETAILER MAP

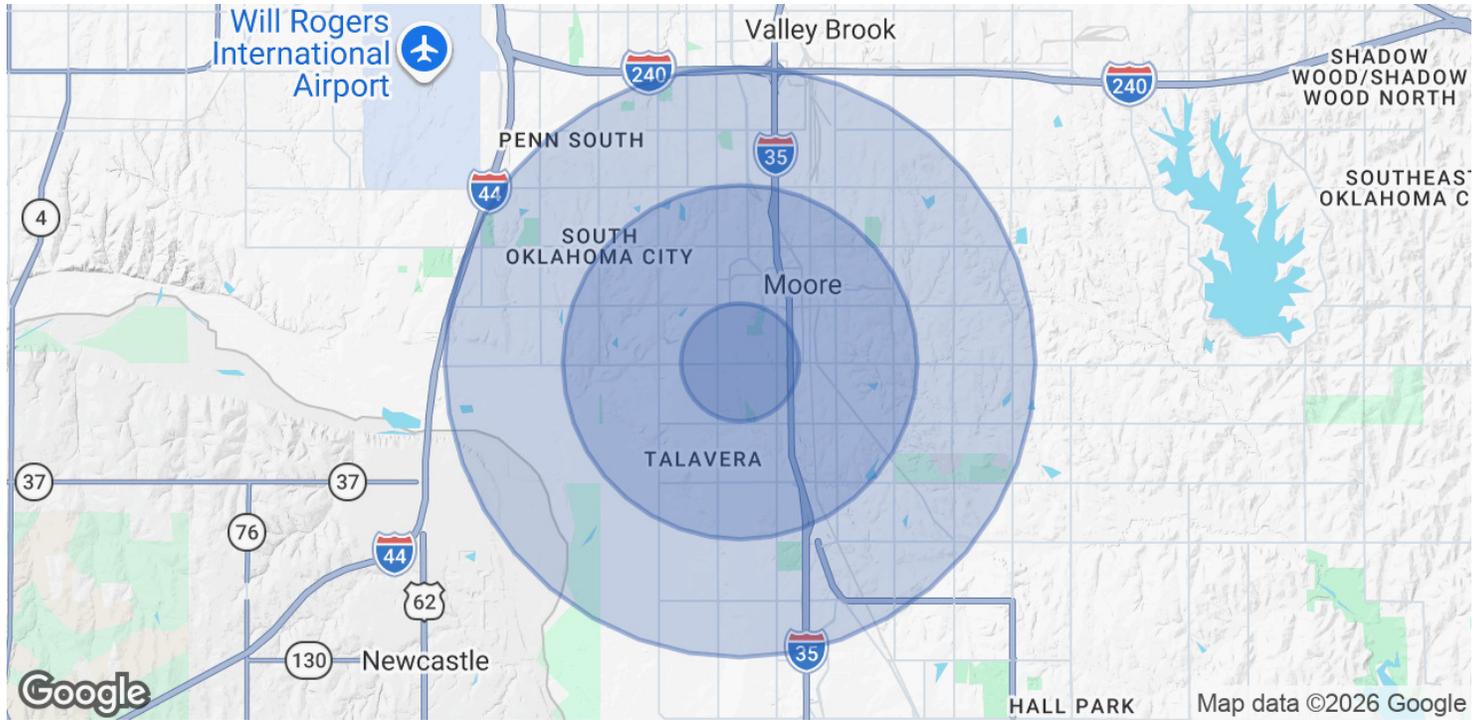


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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,962	70,638	129,792
Average Age	31.6	36.2	37.6
Average Age (Male)	32.1	35.0	36.5
Average Age (Female)	32.2	37.3	38.7

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,855	27,831	52,463
# of Persons per HH	2.6	2.5	2.5
Average HH Income	\$67,528	\$76,458	\$80,127
Average House Value	\$259,781	\$202,589	\$201,871

* Demographic data derived from 2020 ACS - US Census

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