

# Barta Bailey

7210 N WESTERN AVENUE, OKC  
RETAIL SUITE FOR LEASE



## Suite Description

Rare opportunity to lease a retail suite on Western Avenue near Nichols Hills. This sublease is a move-in ready salon or retail suite and includes an open floor plan with sinks and a private room for events or an office. Prominent sign opportunity facing over 15,000 cars/day. Neighbors include Epik Nails, The Crown Room, Tallulah Lou, Renew and Udander.

FF&E not included in the lease. Available for purchase separately - inquire for details.

## Highlights

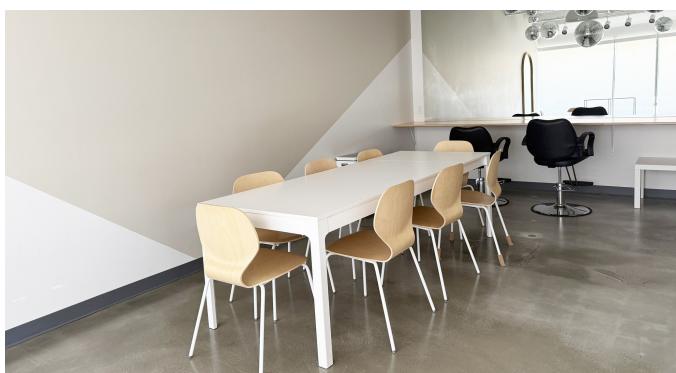
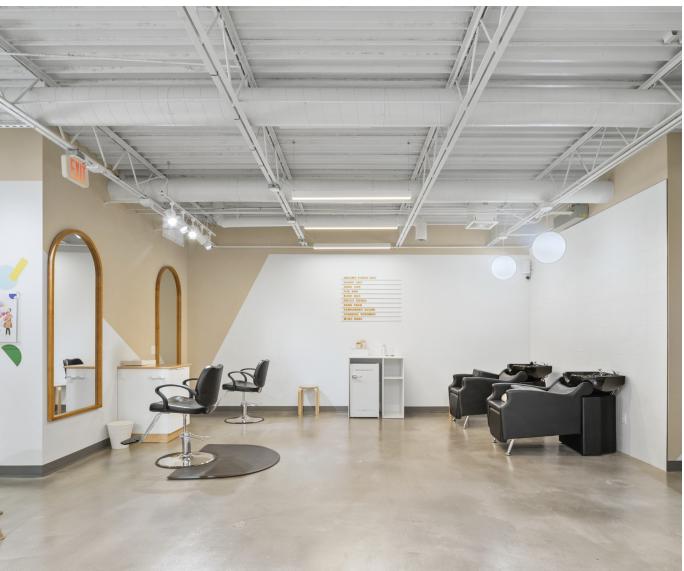
- Move-in ready salon or retail suite
- Efficient, functional floor plan
- Western Avenue Sign opportunity

## Lease Terms

Lease Rate:	\$22.00 SF/yr (NNN)
Number of Units:	1
Available SF:	1,450 SF

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## Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
7210 N Western	Available	1,450 SF	NNN	\$22.00 SF/yr	5 year term

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