

1923 ATCHISON DRIVE
NORMAN, OK 73069

Office Building For Lease

5,100 SF on 1.2 Acres MOL

Lease Price: \$15.00/SF NNN

NNN Charges: \$4.00/SF

NAIRED

COMMERCIAL
REAL ESTATE



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MATTHEW PIERCE
405.203.3636
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CADE FLESNER
760.889.2305
CADE@NAIRED.COM



PROPERTY HIGHLIGHTS

- Previous Use: Day Care
- Updated Interior
- Frontage on Flood Avenue
- Multiple Offices/Class Rooms
- Kitchenette
- ADA Compliant Restrooms
- Zoned: M-1
- Built: 1982

LOCATION HIGHLIGHTS

- Close Proximity to University of Oklahoma
- Easy Access to I-35

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DEMOGRAPHICS

| | 1 MILE | 3 MILE | 5 MILE |
|--------------------------|----------|----------|----------|
| POPULATION | 2,282 | 44,091 | 130,928 |
| AVERAGE HOUSEHOLD INCOME | \$84,596 | \$94,023 | \$84,196 |
| TOTAL HOUSEHOLDS | 1,032 | 17,995 | 50,768 |

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