

UNIVERSITY TOWN CENTER 1400 24TH AVENUE NW NORMAN, OK 73072

Retail Space For Lease

Call For Pricing

NNN Charges: \$6.51/SF

1,400 SF-4,200 SF



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COMMERCIAL
REAL ESTATE

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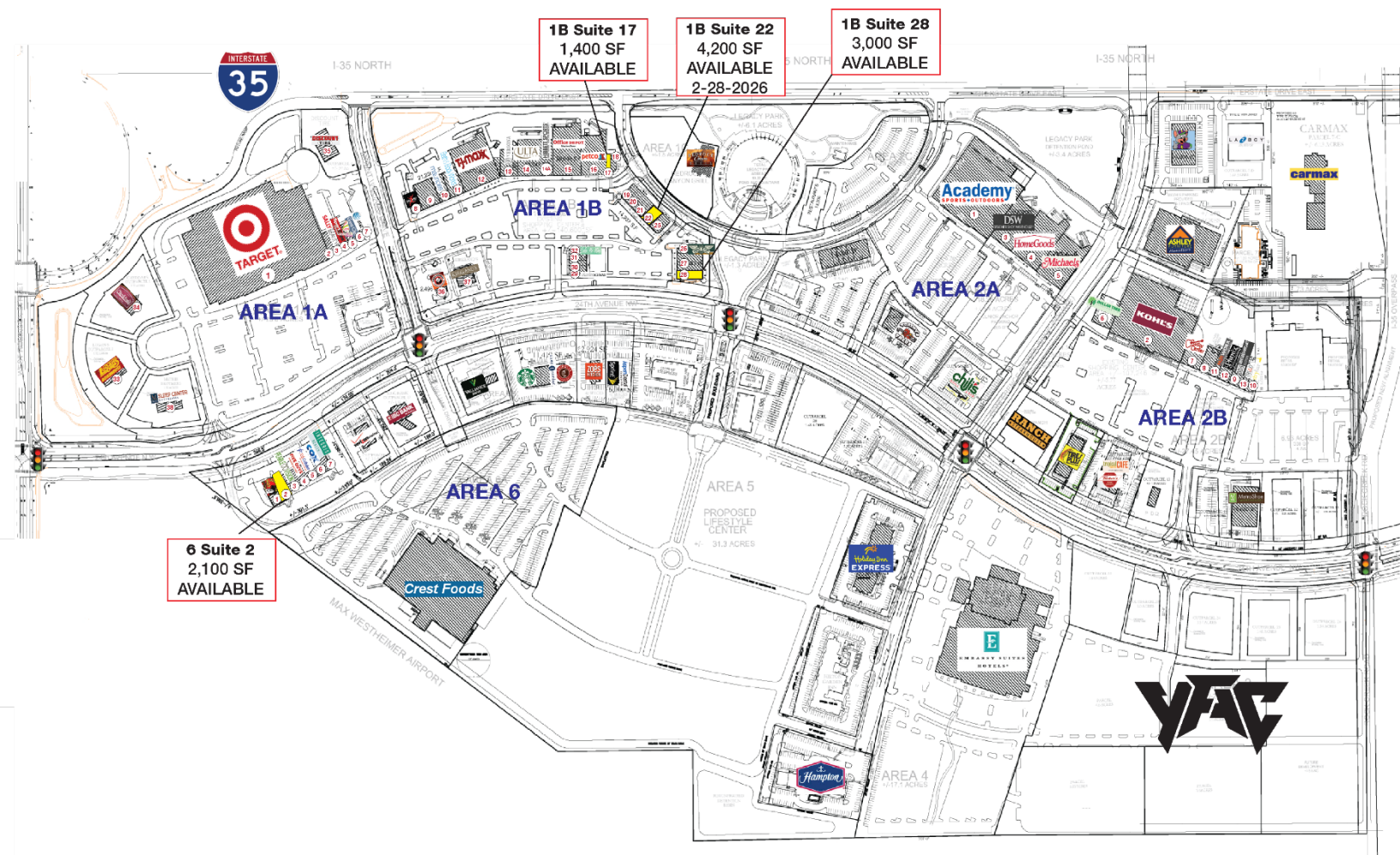
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LOCATION HIGHLIGHTS

- Out of 7,428 Community Shopping Centers, UTC Ranks #17 with Approx. 10 Million Visits Per Year
- 48% of Shoppers Live > 10 Miles Away
- Approx. 5 Million Visits from > 10 Miles Away
- Norman's Population is 125,000 therefore Visits Outnumber City Residents by 40x
- Co-Tenants Include: Super Target, Kohl's, Academy Sports, Office Depot, Cheddar's, Logan's Roadhouse, Zio's, Panda Express, Pei Wei, Guitar Center, Maurice's, Ulta Beauty, Discount Tire, Petco, Kirkland's, Michaels, HomeGoods, DSW, Dollar Tree, Vintage Stock, Monarch Dental, Embassy Suites Hotel & Convention Center

SUITES AVAILABLE

- 1B Suite 17: 1,400 SF
- 1B Suite 22: 4,200 SF (Available 2-28-2026)
- 1B Suite 28: 3,000 SF
- 6 Suite 2: 2,100 SF

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1B Suite 17: 1,400 SF
1680 24th Avenue NW



1B Suite 22: 4,200 SF
1724 24th Avenue NW
Available 2-28-2026



1B Suite 28: 3,000 SF
1800 24th Avenue NW



6 Suite 2: 2,100 SF
1361 24th Avenue NW

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DEMOGRAPHICS

| | 1 MILE | 3 MILE | 5 MILE |
|--------------------------|----------|----------|----------|
| POPULATION | 14,629 | 88,460 | 234,254 |
| AVERAGE HOUSEHOLD INCOME | \$53,307 | \$62,868 | \$86,506 |
| TOTAL HOUSEHOLDS | 6,721 | 37,002 | 94,736 |

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