

Sears Loft

116 E Randolph Ave, Enid, OK 73701



Presented by
GRANDIOSE REAL ESTATE LLC



Price: \$10.00 /SF/YR

Position your business in one of downtown Enid's most exciting redevelopment projects. The historic Sears Building at 116 E Randolph now offers up to 4,100 square feet of contiguous retail and office space, combining Suites 101, 103, and 105.

This flexible, street-level space can be leased as one large footprint or demised to fit your needs. Conceptual renderings highlight potential uses including a deli or market, barber shop or salon, and office or classroom space—making this an ideal opportunity for a single user or a complementary mix of businesses.

With modern upgrades, strong visibility, and built-in foot traffic from on-site residential lofts, this space is perfectly positioned for retail, service, or professional users looking to be part of downtown Enid's continued growth.

Property Highlights

Up to 6,100 SF contiguous space available

Can be subdivided (900 SF – 2,000 SF suites)

Build-to-suit opportunity for tenant needs

Prime street-front exposure in downtown Enid

Located within fully redeveloped historic Sears Building

19 residential lofts above providing built-in customer base

Ideal for retail, restaurant, salon, office, or mixed-use concepts

80+ parking spaces located behind the building

Walking distance to restaurants, bars, and

Sears Loft

116 E Randolph Ave, Enid, OK 73701



Hight traffic area in downtown Enid, OK
Newest construction with build to suit option.
Close proximity to restaurants, bars, shopping and other businesses.
Now leasing 19 residential units on the second floor/Join the waiting list at searslofts.com
Close proximity to Vance Air Force base, Universities and medical facilities.

including restaurants, breweries, and retail shops.
The Sears Building is quickly becoming a



Gary Dezarn

gdezarn@hotmail.com

(954) 270-8601

GRANDIOSE REAL ESTATE LLC

2400 E Las Olas Blvd
Fort Lauderdale, FL 33301

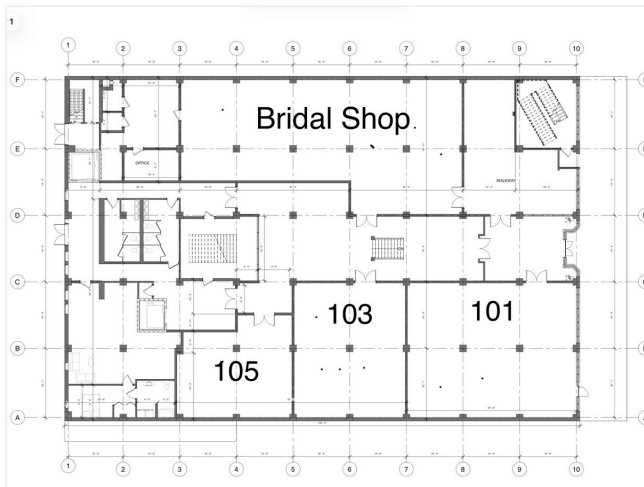


GRANDIOSE
REAL ESTATE

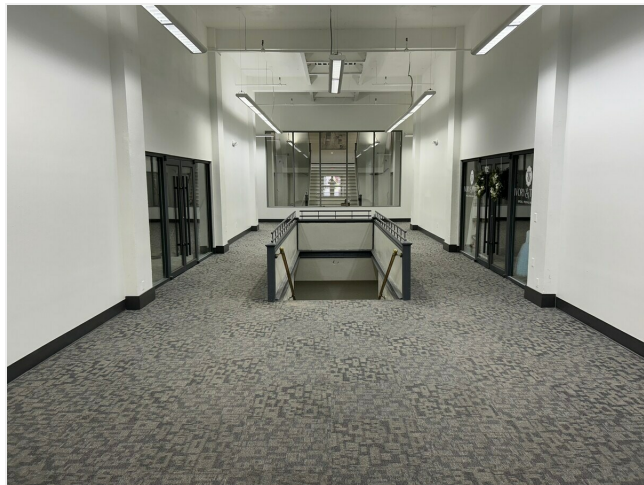
Sears Loft

116 E Randolph Ave, Enid, OK 73701

116 E Randolph Ave, Enid, OK 73701



First Floor



Common Area

Listing spaces

1st Floor Ste 101

Space Available	2,000 SF
Rental Rate	\$10.00 /SF/YR
Date Available	Now
Service Type	Negotiable
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

Suite 101 – 2,000 SF | Ideal for business offices or deli/convenience store concept and renders attached. Position your business in one of downtown Enid's most exciting redevelopment projects. Suite 101 offers approximately 2,000 square feet of prime street-level retail space with excellent visibility and high foot traffic. This space has been thoughtfully conceptualized as a business offices and deli/convenience market, making it ideal for a grab-and-go food concept, café, specialty grocery, or neighborhood market. The layout allows for efficient customer flow, service counters, and retail display areas. Located within the fully revitalized historic Sears Building, tenants benefit from strong built-in traffic from residents living above and nearby downtown activity. 2,000 SF street-front retail space. Excellent visibility in downtown Enid. Ideal for deli, café, or market concept. Flexible build-to-suit options. Access to 80+ parking spaces behind the building. Surrounded by restaurants, retail, and entertainment.

1st Floor Ste 103

Space Available	1,200 SF
Rental Rate	\$10.00 /SF/YR
Date Available	Now
Service Type	Negotiable
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

Suite 103 – 1,200 SF | Turnkey Barber Shop or Service Retail. Suite 103 is a 1,200 square foot retail space designed with a barber shop concept in mind, offering a highly functional layout for grooming, salon, or personal service businesses. This space is ideal for barbers, salons, spas, or boutique service providers looking to establish themselves in a growing downtown district. The size allows for multiple stations, waiting area, and retail product display. Situated within the redeveloped Sears Building, this location provides consistent exposure to both foot and vehicle traffic, along with a built-in customer base from upstairs loft residents. Highlights: 1,200 SF retail/service space. Perfect for barber shop, salon, or spa. Efficient layout for multiple stations. High-visibility downtown location. Shared access to rear parking (80+ spaces). Synergy with surrounding businesses and residential units.

116 E Randolph Ave, Enid, OK 73701



101

Listing spaces

1st Floor Ste 105

Space Available	900 SF
Rental Rate	\$10.00 /SF/YR
Date Available	Now
Service Type	Negotiable
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

Suite 105 – 900 SF | Office or Professional Space (Can Combine) Suite 105 offers approximately 900 square feet of flexible space ideal for office, studio, or professional use. This suite can also be combined with Suite 103 to create a larger office and classroom-style environment. Concept renderings showcase the potential for a modern office paired with a training or classroom space —perfect for professional services, creative agencies, educational uses, or small businesses. Located in the heart of downtown Enid, this suite provides a professional setting within a historic building, enhanced by modern updates and nearby amenities. 900 SF office or flex space Ability to combine with Suite 103 for larger footprint Ideal for office, training, or creative use Located in a fully renovated historic building Access to 80+ parking spaces Walkable to restaurants, shops, and downtown attractions

Sears Loft

116 E Randolph Ave, Enid, OK 73701

Property Photos



105



101 Office Render

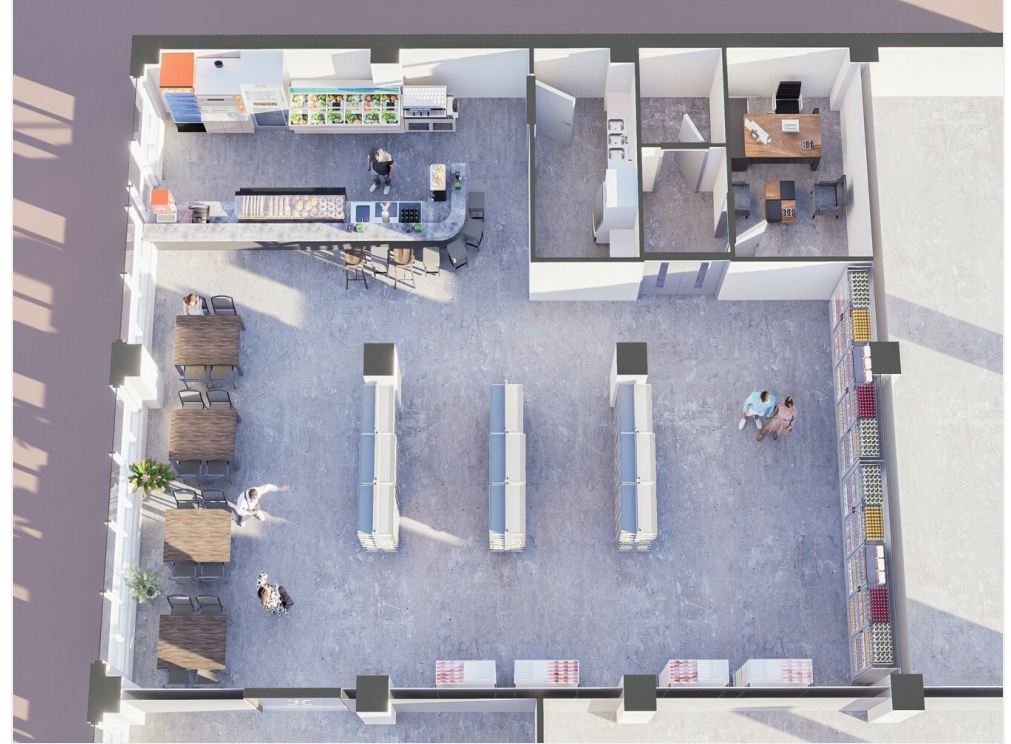
Sears Loft

116 E Randolph Ave, Enid, OK 73701

Property Photos



101 Reception



101-Deli Render

Sears Loft

116 E Randolph Ave, Enid, OK 73701

Property Photos



04



03

Sears Loft

116 E Randolph Ave, Enid, OK 73701

Property Photos



05



103 and 105 combined

Sears Loft

116 E Randolph Ave, Enid, OK 73701

Property Photos



Scene 7_7



103 and 105

Sears Loft

116 E Randolph Ave, Enid, OK 73701

Location

