



SUMMIT EXECUTIVE BUILDING
5929 N May Ave
Oklahoma City, OK 73112

spark
properties

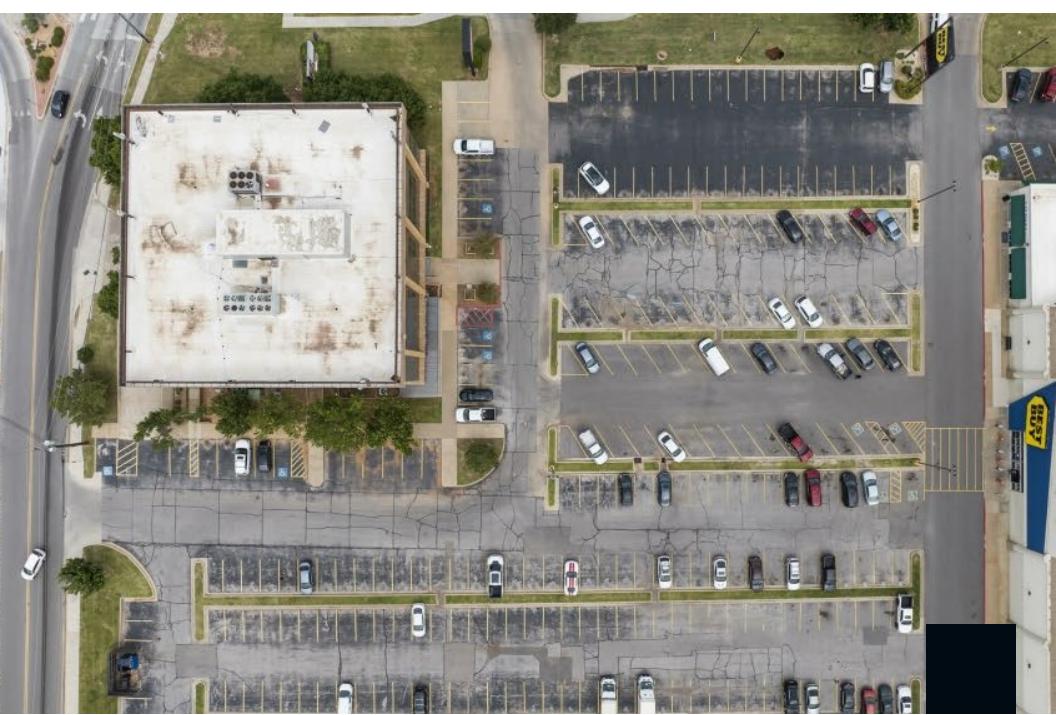
PROPERTY SUMMARY

Offering Price	\$3,000,000
Building SqFt	49,340 SqFt
Lot Size (acres)	0.49
Levels	5
Year Built	1974
Parcel ID	14-609-1005
Zoning Type	Commercial

INVESTMENT SUMMARY

Spark Properties Group is proud to present 5929 N May Avenue, a five-story, 49,340± square foot office building located in the heart of Northwest Oklahoma City. This highly visible asset sits on a signalized hard corner with exceptional frontage along May Avenue, offering prime exposure in one of the city's most established commercial corridors.

This offering represents a rare opportunity for an owner-user or investor to acquire a strategically located office building with significant repositioning potential. Whether through cosmetic upgrades, reconfiguring interior layouts, or transitioning to a new use, the property offers a blank canvas for value enhancement. With flexible floor plans and the ability to accommodate a wide range of tenant needs, it is ideally suited for a corporate headquarters, medical facility, professional office space, or conversion to a multi-tenant layout. Its high visibility and prime location further strengthen its appeal, making it a compelling choice for those looking to add value through thoughtful redevelopment or adaptive reuse.



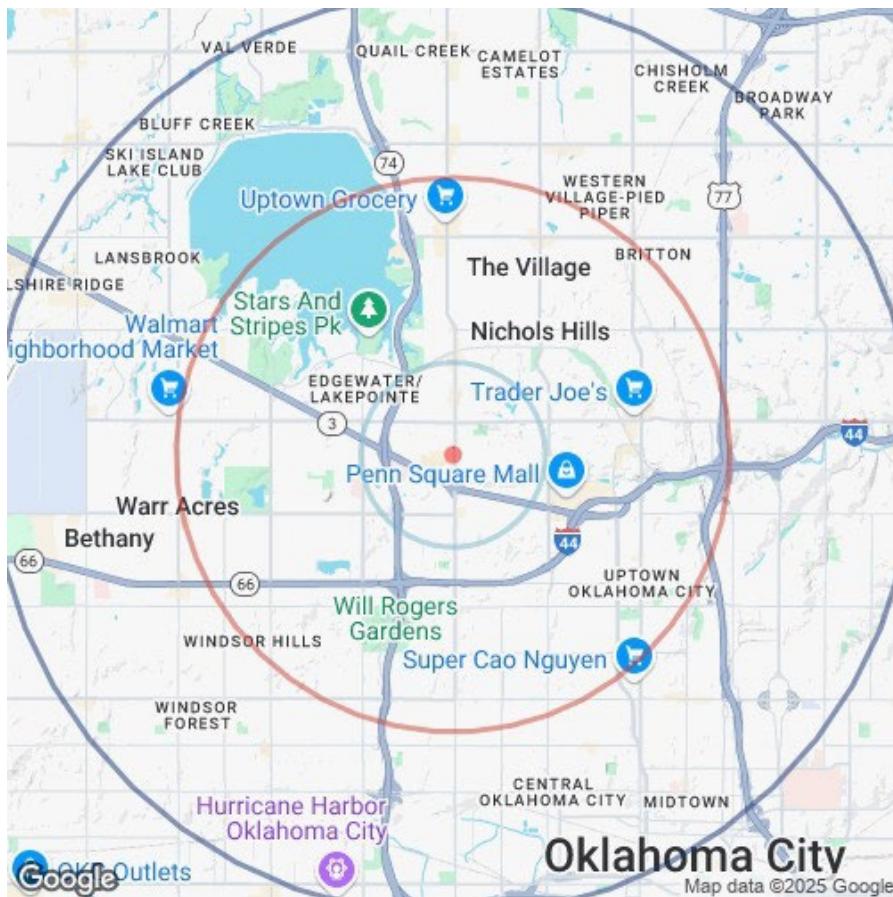


N May Ave: ±30,000 VPD



DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	10,779	86,872	223,423
2010 Population	10,808	86,054	223,389
2024 Population	10,982	88,020	233,449
2029 Population	11,695	89,585	237,636
2024-2029 Growth Rate	1.27 %	0.35 %	0.36 %
2024 Daytime Population	24,348	111,308	291,023



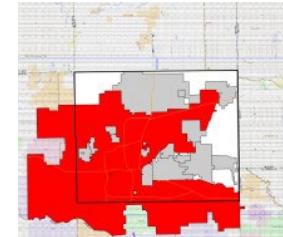
2024 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15000	665	4,247	12,448
\$15000-24999	311	3,047	8,949
\$25000-34999	521	3,605	10,105
\$35000-49999	804	5,654	15,969
\$50000-74999	922	6,792	16,047
\$75000-99999	660	5,113	11,691
\$100000-149999	816	5,304	13,489
\$150000-199999	382	2,700	6,259
\$200000 or greater	616	3,654	7,376
Median HH Income	\$ 62,618	\$ 60,586	\$ 54,257
Average HH Income	\$ 98,612	\$ 94,426	\$ 85,181

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Households	5,779	40,974	98,022
2010 Total Households	5,628	39,550	96,685
2024 Total Households	5,697	40,117	102,334
2029 Total Households	6,104	41,076	104,813
2024 Average Household Size	1.9	2.15	2.22
2024 Owner Occupied Housing	2,775	21,255	47,903
2029 Owner Occupied Housing	2,807	21,625	48,822
2024 Renter Occupied Housing	2,922	18,862	54,431
2029 Renter Occupied Housing	3,298	19,450	55,991
2024 Vacant Housing	580	5,059	15,029
2024 Total Housing	6,277	45,176	117,363



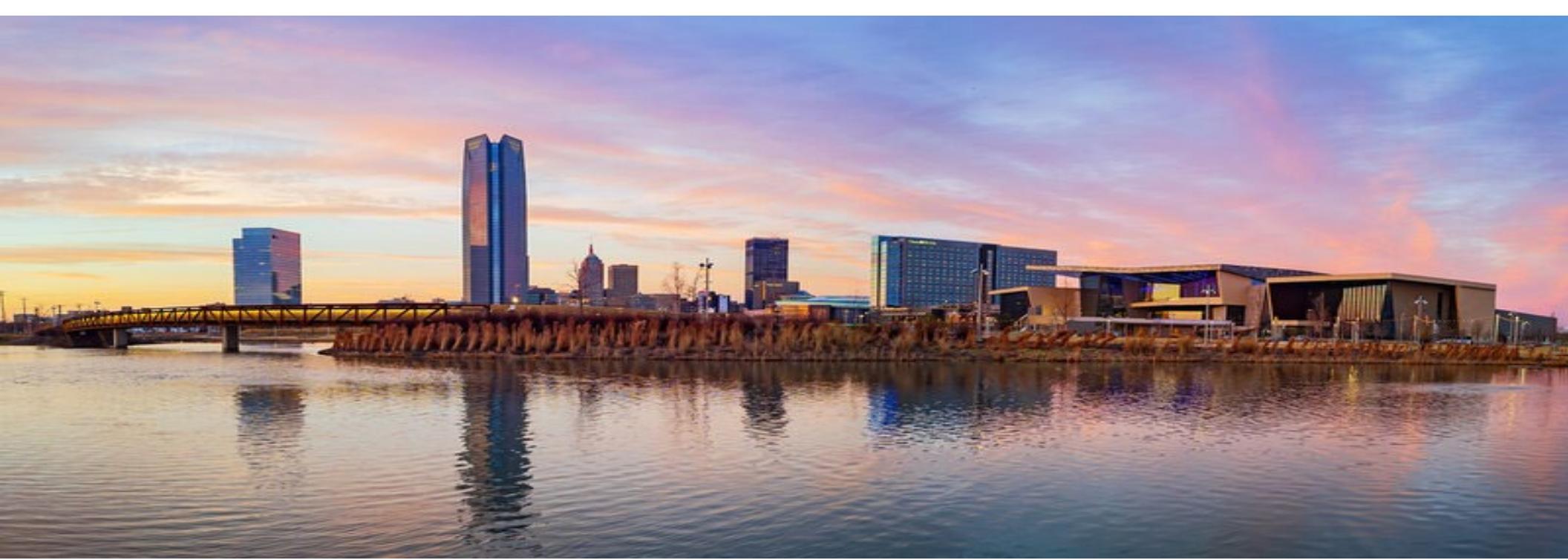
ABOUT OKLAHOMA CITY

Oklahoma City, is the capital and most populous city of the U.S. state of Oklahoma. The county seat of Oklahoma County, its population ranks 20th among United States cities and 8th in the Southern United States. The population grew following the 2010 census and reached 681,054 in the 2020 United States census.



CITY OF OKLAHOMA CITY

CITY OF OKLAHOMA CITY		AREA		POPULATION	
COUNTY	OKLAHOMA	CITY	620.8 SQ MI	POPULATION	702,767
INCORPORATED	7/14/1890	ELEVATION	1198 FT	RANK	62
				DENSITY	1,122.96 SQ MI
				URBAN	1,497,821



EXCLUSIVELY PRESENTED BY:



Grayson Hume
Direct: (405) 651-2663
grayson@sparkpropertiesgroup.com



James Bennett
Direct: (405) 513-2120
james@sparkpropertiesgroup.com

spark
properties

Spark Properties Group
3140 W Britton Rd Ste 204
Oklahoma City, OK 73120

Confidentiality Statement

The information contained in the following offering memorandum is proprietary and strictly confidential. It is intended to be reviewed only by the party receiving it from SPARK PROPERTIES GROUP and it should not be made available to any other person or entity without the written consent of SPARK PROPERTIES GROUP.

By taking possession of and reviewing the information contained herein the recipient agrees to hold and treat all such information in the strictest confidence. The recipient further agrees that recipient will not photocopy or duplicate any part of the offering memorandum. If you have no interest in the subject property, please promptly return this offering memorandum to SPARK PROPERTIES GROUP. This offering memorandum has been prepared to provide summary, unverified financial and physical information to prospective purchasers, and to establish only a preliminary level of interest in the subject property. The information contained herein is not a substitute for a thorough due diligence investigation. SPARK PROPERTIES GROUP has not made any investigation, and makes no warranty or representation with respect to the income or expenses for the subject property, the future projected financial performance of the property, the size and square footage of the property and improvements, the presence of absence of contaminating substances, PCBs or asbestos, the compliance with local, state and federal regulations, the physical condition of the improvements thereon, or financial condition or business prospects of any tenant, or any tenant's plans or intentions to continue its occupancy of the subject property. The information contained in this offering memorandum has been obtained from sources we believe reliable; however, SPARK PROPERTIES GROUP has not verified, and will not verify, any of the information contained herein, nor has SPARK PROPERTIES GROUP conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. All potential buyers must take appropriate measures to verify all of the information set forth herein. Prospective buyers shall be responsible for their costs and expenses of investigating the subject property.

PROPERTY SHOWINGS ARE BY APPOINTMENT ONLY.
PLEASE CONTACT THE SPARK PROPERTIES GROUP ADVISOR FOR MORE DETAILS.