

RETAIL SPACE

8,750 SF OFFICE/RETAIL

FOR LEASE



2600 S. Meridian Ave., Oklahoma City, Oklahoma 73108



7501 Broadway Extension
Oklahoma City, OK 73116

Presented By:

George W. Huffman

CEO | Managing Broker

M: 405.409.4400

O: 405.752.2525

george@iwpok.com

PROPERTY OVERVIEW

Prime Retail Space Fronting Meridian Avenue

Position your business in this highly visible neighborhood strip center with excellent frontage on Meridian Avenue. Four suites are currently available, including a 3,500 SF former Brewskey's bar and restaurant space that is ready for a new restaurant, sports bar, pub, or entertainment concept. Additional suites are ideal for a boutique, flower shop, salon, retail store, office, or a variety of service-oriented businesses.

Located in a thriving commercial corridor, the property is surrounded by popular restaurants, hotels, and established businesses, generating strong daily traffic and excellent customer exposure. The center offers ample free parking and easy access for customers and employees alike.

Ideally situated on the east side of Meridian Avenue between NW 15th Street and NW 23rd Street, the property is just minutes from Will Rogers World Airport, I-44, I-40, and Highway 152, providing outstanding accessibility from throughout the Oklahoma City metro area.

This is an exceptional opportunity to establish your business in one of Oklahoma City's most active commercial corridors.

Call: InterWest office @ 405-752-2525 or direct to
George Huffman @ 405-409-4400 | george@iwpok.com

OFFERING SUMMARY

\$22.50 SF / YEAR

AVAILABLE SF	8,750
OPEX RATE	\$2.50 SF
LEASE TYPE	NNN
TYPICAL TERM	3-5 Years
CO-BROKERAGE	3% Primary Term



FOR LEASE

2600 S. Meridian Ave.

Suite G

1,750 SF



FOR LEASE

2600 S. Meridian Ave.

Suite H

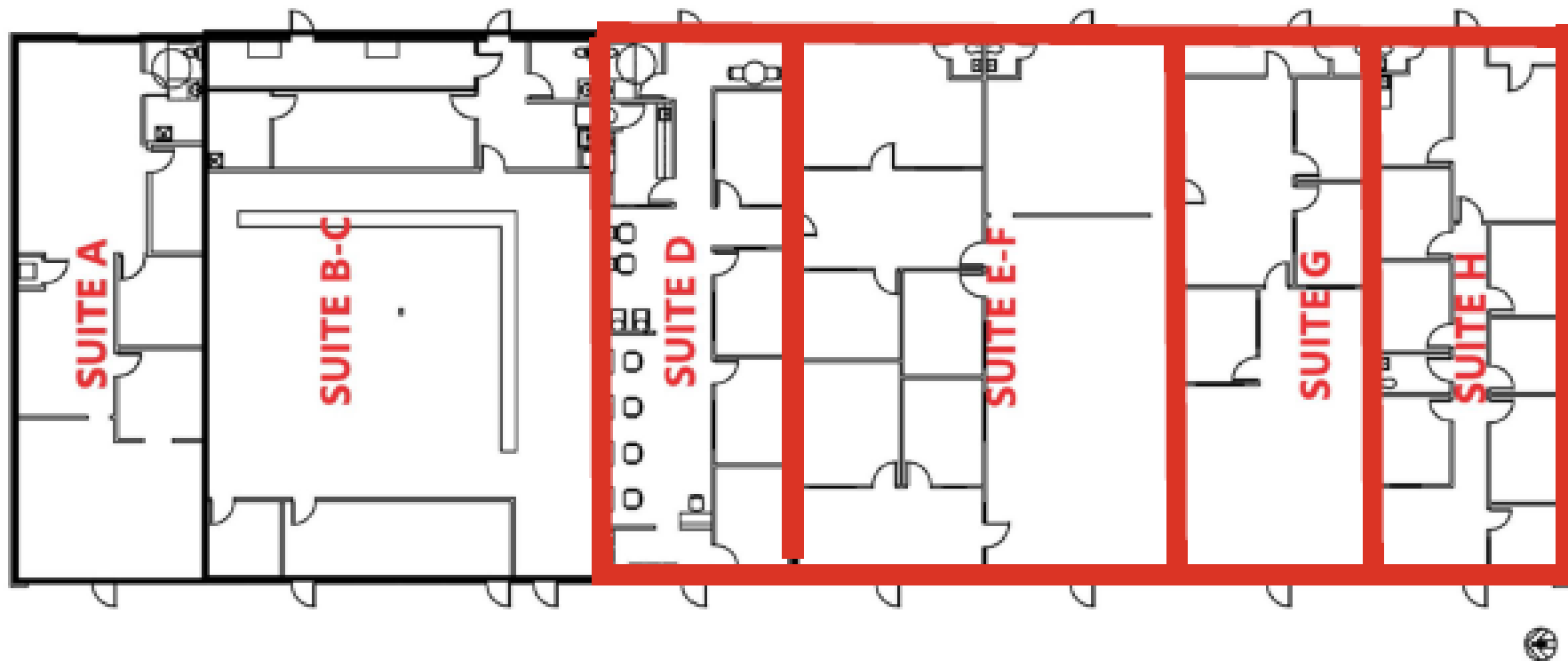
1,750 SF

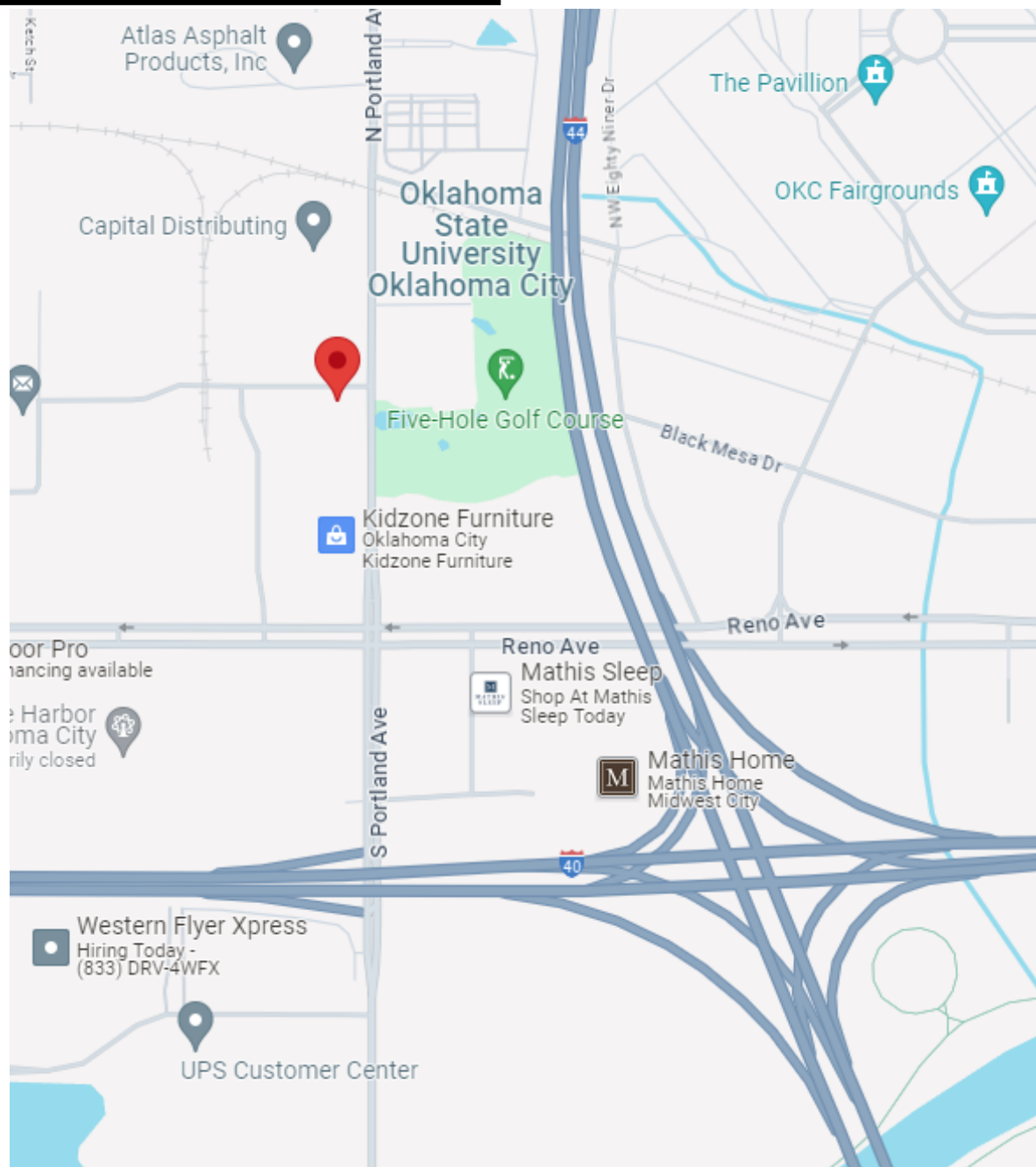


FOR LEASE



SPACES	LEASE RATE	SPACE SIZE
Suite D	22.50 SF/yr (NNN)	1,750 SF
Suite E & F	22.50 SF/yr (NNN)	3,500 SF
Suite G	\$22.50 SF/yr (NNN)	1,750 SF
Suite H	\$22.50 SF/yr (NNN)	1,750 SF





Highlights:

- Four suites available
- 3,500 SF former bar and grill space available for lease
- Excellent visibility and frontage on Meridian Avenue
- Ample free parking
- High-traffic retail corridor
- Surrounded by hotels, restaurants, and established businesses
- Convenient access to Will Rogers Airport, I-44, I-40, and Highway 152
- Suitable for restaurant, sports bar, boutique, salon, retail, or office

Call: InterWest Office @ 405-752-2525 or direct to

George Huffman @ 405-409-4400 | george@iwpok.com



2600 S. Meridian Ave., Oklahoma City, Oklahoma 73108



7501 Broadway Extension
Oklahoma City, OK 73116

Presented By:

George W. Huffman

CEO | Managing Broker

M: 405.409.4400

O: 405.752.2525

george@iwpok.com