

Central Mall
200 SW C Avenue, Lawton, OK 73501
Suite 131
Negotiable

RETAIL PROPERTY FOR LEASE



LEASE RATE

NEGOTIABLE

PROPERTY OVERVIEW

Suite 131 is $\pm 1,783$ sf and has a showroom with track lighting. Located in the center of the mall and is a hard corner retail space. There is one restroom and ample storage that includes a safe. Space sits between Claire's and Tradehome Shoes. Nearest entrance to the mall is the north entrance.

OFFERING SUMMARY

Available SF:	$\pm 1,783$ SF
Lease Rate:	Negotiable
Lot Size:	± 9.63 Acres
Year Built:	1979
Building Size:	$\pm 600,000$ SF
Renovated:	2002
Zoning:	CBD

PROPERTY HIGHLIGHTS

- Large showroom with track lights
- Safe in storage area
- Hard corner retail space
- Located in the center of the mall

JASON WELLS

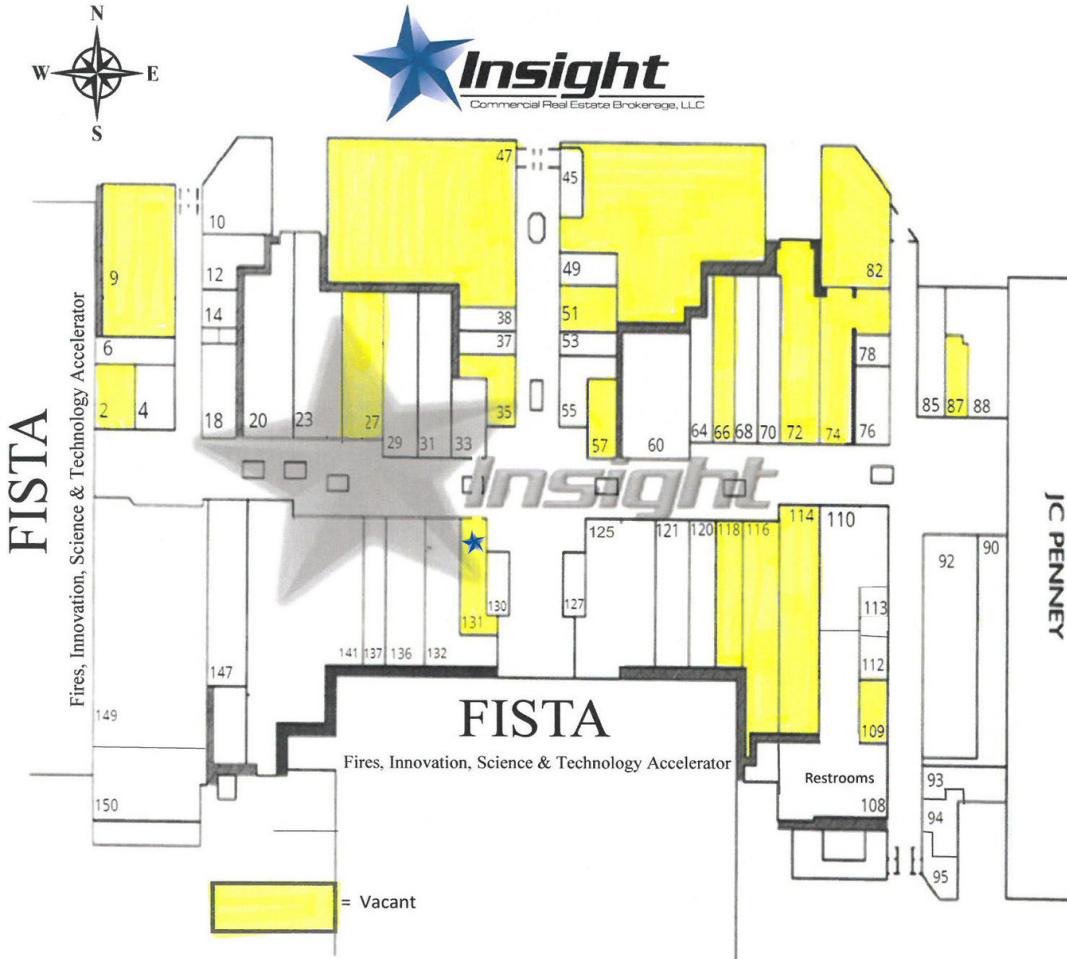
580.353.6100
jwells@insightbrokers.com

Measurements and other information are obtained from Owner and/or other reliable sources and are offered as an aid for investment analysis. Although deemed reliable, information is not guaranteed and is provided subject to errors, omissions, prior sale or withdrawal.



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Directory of Suites:

- | | |
|------------------------------------|----------------------------|
| 2. Vacant | 87. Vacant |
| 4. Charley's Grilled Subs | 88. U.S. Patriot |
| 6. Fashion Nails | 89. JCPenneys |
| 9. Vacant | 90. Bath & Body Works |
| 10. Temporary FISTA | 92. Hibbetts |
| 12. Adventure Travel | 93. Army Recruiters |
| 14. T-Mobile | 94. Navy Recruiters |
| 18. Chick-Fil-A | 95. Marine Recruiters |
| 20. Champs Sports | 108. I.T.S. Beauty School |
| 23. The Buckle | 109. Vacant |
| 27. Vacant | 110. Rue 21 |
| 29. Zumiez | 112. Army National Guard |
| 31. Torrid | 113. Air Force |
| 33. Journeys | 114. Vacant |
| 35. Vacant | 116. Vacant |
| 37. Italia Express | 118. Vacant |
| 38. Pho'licious | 120. Spencer's |
| 45. Arcade | 121. Bath & Body Works |
| 47. Vacant- (Former Movie Theater) | 125. Victoria Secret/ Pink |
| 49. Go Spa | 127. Great American Cookie |
| 51. Vacant | 130. Claires |
| 53. Nori | 131. Vacant |
| 55. Zales | 132. Tradehome Shoes |
| 57. Vacant | 136. Foot Locker |
| 60. American Eagle | 137. Hot Topic |
| 64. Christian Center Chapel | 141. Shoe Dept. Encore |
| 66. Vacant | 147. Maurices |
| 68. Arcade | 149. Old Navy |
| 70. CBD Unlimited | 150. UPS |
| 72. Vacant | |
| 74. Vacant | |
| 76. Eclipse Barber | |
| 78. Central Ink | |
| 82. Vacant | |
| 85. Gamestop | |

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Insight Commercial Real Estate Brokerage, LLC

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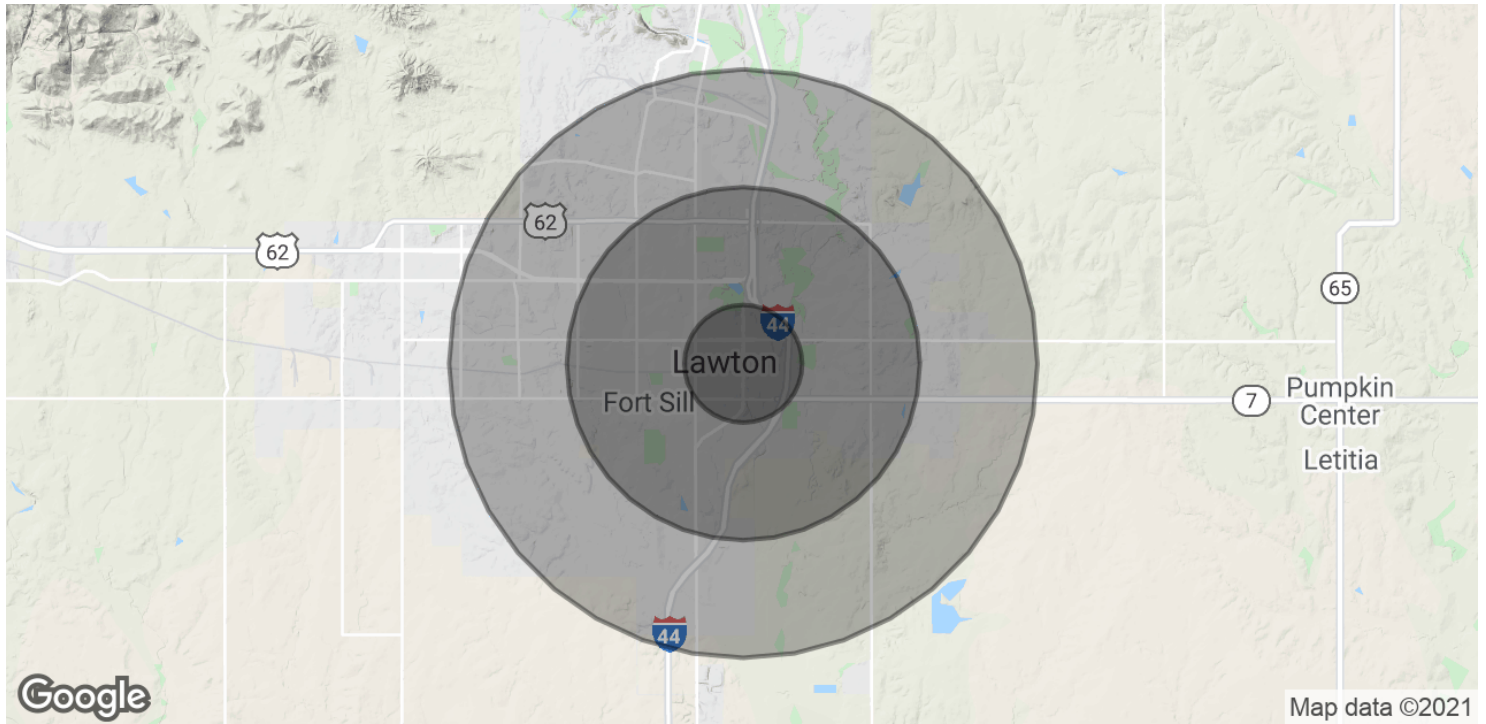
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,525	35,868	69,539
Average age	36.9	31.8	31.8
Average age (Male)	38.1	31.6	31.5
Average age (Female)	31.8	31.8	32.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,428	14,712	26,608
# of persons per HH	2.3	2.4	2.6
Average HH income	\$33,388	\$40,297	\$46,177
Average house value	\$88,396	\$73,385	\$104,091

* Demographic data derived from 2010 US Census

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