

MARKET SQUARE
2015 N. MAIN STREET
MIAMI, OK 74354

MARKET SQUARE

SHOPPING CENTER

Walmart

bealls
OUTLET

SECURITY
FINANCE

RBC
RESOURCES • APPLIANCES
SERVICES • REPAIRS

HARBOR FREIGHT
QUALITY TOOLS • LOWEST PRICES

Shopping Center with True Upside Potential

95,414 SF on 8.2 Acres MOL

Sales Price: \$3,942,000

NAIRED COMMERCIAL
REAL ESTATE
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PROPERTY OVERVIEW

TOTAL SF	95,414 SF
LOT SIZE	8.2 ACRES +/-
YEAR BUILT	1970
ZONING	Commercial

- Cap Rate: 8.17%
- NOI: \$322,058.13
- 77% Occupied
- 1.3 Miles from Northeastern Oklahoma College

DEMOGRAPHICS



POPULATION

1 MILE: 4,040
 3 MILES: 15,326
 5 MILES: 18,208



AVERAGE HOUSEHOLD INCOME

1 MILE: \$49,787
 3 MILES: \$48,771
 5 MILES: \$51,451



TOTAL HOUSEHOLDS

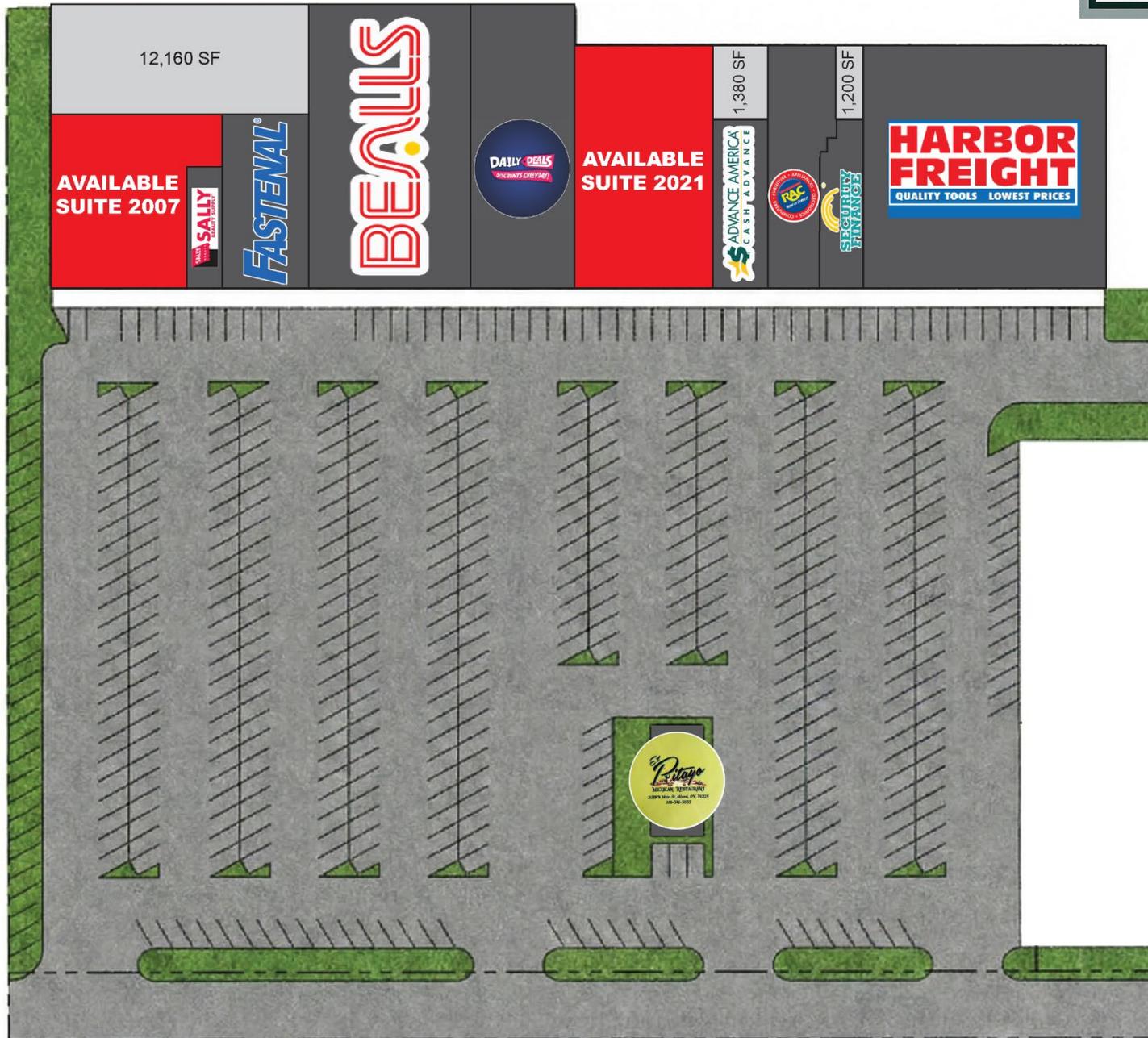
1 MILE: 1,633
 3 MILES: 5,966
 5 MILES: 7,071



- On Highway 69
- 2 Miles from Highway 10
- 2 Miles from Highway 59
- 3.5 Miles from I-44

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MARKET SQUARE		
SUITE	TENANT	SF
2007	VACANT	6,600 SF
2007A	Fastenal Company	5,000 SF
2007B	Sally Beauty Supply	1,400 SF
2013	Beall's	15,640 SF
2015	Daily Deals Bargain Bin	10,200 SF
2019	El Pitayo Mexican Restaurant	1,974 SF
2021	VACANT	11,680 SF
2023	Advance America	3,000 SF
2025	Rent-A-Center	4,380 SF
2029	Security Finance	2,450 SF
2035	Harbor Freight	20,199 SF
	Dead Space	14,470 SF

MARKET SQUARE

SHOPPING CENTER

SALLY
BEAUTY

bealls
OUTLET®

DAILY DEALS
SAVINGS EVERY DAY

Advance
America

R&C
REPAIR & CENTER
FURNITURE • APPLIANCE • REFRIGERATORS • COMPUTERS

SECURITY
FINANCE

HARBOR FREIGHT
QUALITY TOOLS • LOWEST PRICES

Out Parcel Opportunity
Current tenant paying
\$26,368/yr

16,655 VPD

