

PLAINS

Commercial Real Estate

RETAIL/OFFICE PROPERTY - FOR LEASE

129 Ed Noble Pkwy, Norman, OK 73072



COLE SMITH // (405) 245-4469 // COLE.SMITH@PLAINSCRE.COM

The information contained herein is deemed reliable; however, no warranties, guarantees or representations are made as to the accuracy thereof. The presentation of this information is submitted subject to change in conditions, price, corrections, errors, omissions, and/or withdrawal without notice.

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RENT RATE:

\$21.00 SF + NNN

AVAILABLE SPACE:

2,252 - 5,200 SF

Suite 129: 2,252 SF (Urgent Care Space)

Suite 133: 2,950 SF (Medical Lab Space)

PROPERTY HIGHLIGHTS:

- » Main Street and I-35 On-Ramp Visibility
- » Pylon Signage
- » Medical Office Buildout
- » Optimal I-35 Access
- » C-2 Zoning

TRAFFIC COUNTS:

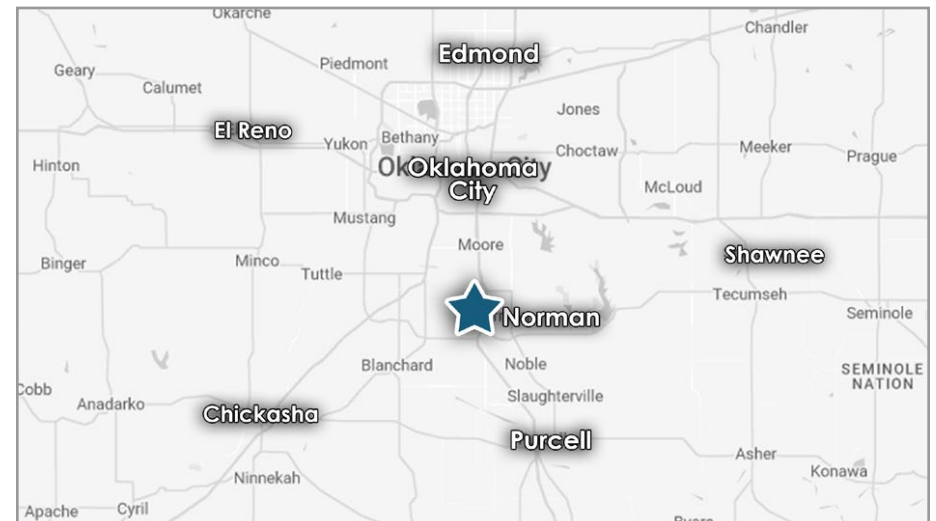
W Main St: 23,307 VPD ('25)

I-35 : 95,547 VPD ('25)

Ed Noble Pkwy: 5,600 VPD ('25)

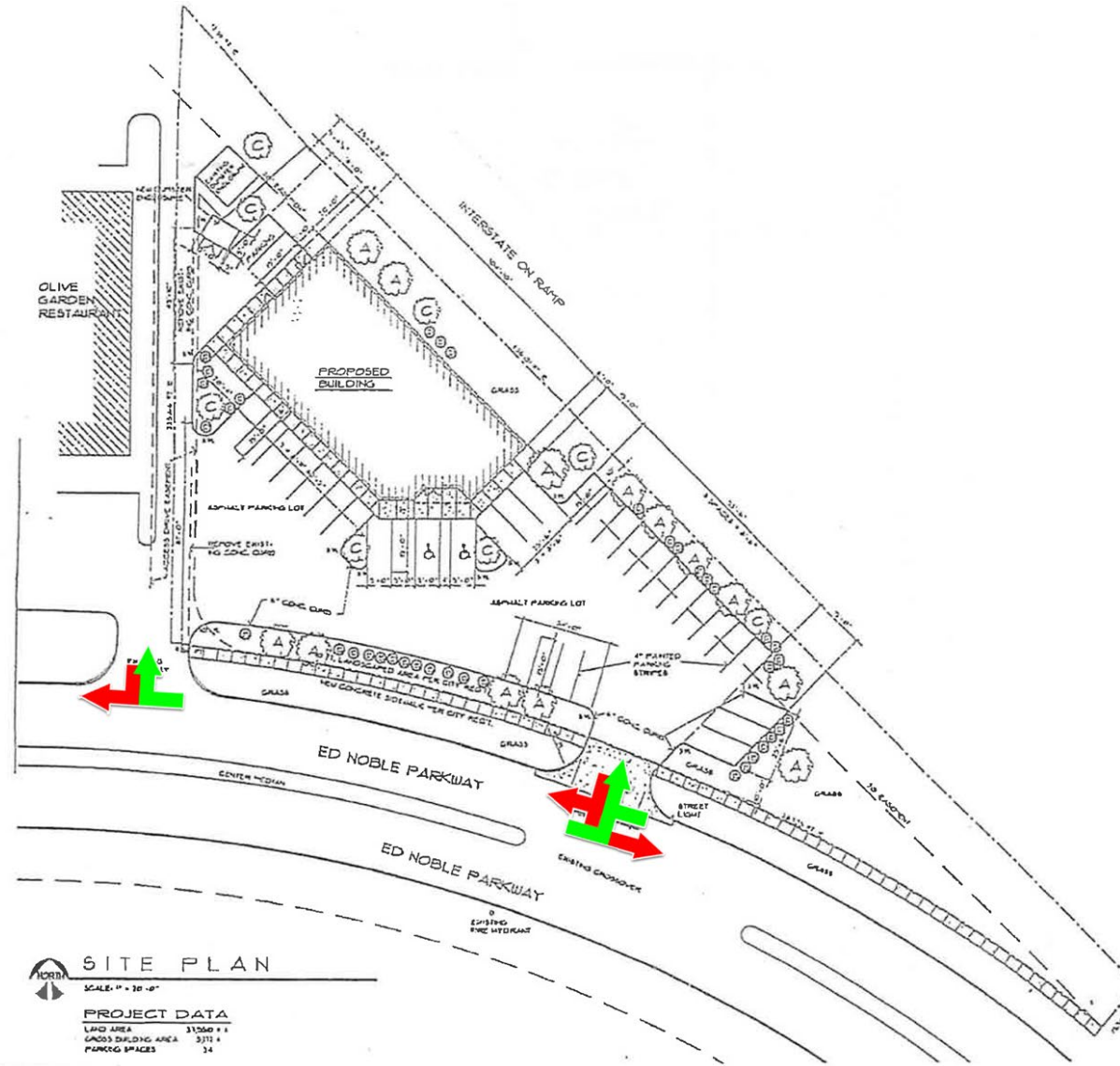
DEMOGRAPHICS:

	1 Mile	3 Miles	5 Miles
2025 Population	7,936	58,128	115,477
Daytime Population	11,713	88,431	130,150
Avg. HH Income	\$87,971	\$96,335	\$93,657



ATTRACTIONS:





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