



## Property Description

A well-maintained four-story office building located in the 63rd and Broadway Extension corridor.

## Property Highlights

- Full-Service Lease
- Great access to Broadway Ext
- Floor to ceiling windows
- Plentiful Parking
- Nicely landscaped
- Security lighting

## Offering Summary

<b>Lease Rate:</b>	\$16.75 SF/yr (Full Service)
<b>Available SF:</b>	884 - 9,642 SF
<b>Building Size:</b>	38,711 SF
<b>NOI:</b>	\$0.00
<b>Cap Rate:</b>	0.0%

<b>Demographics</b>	<b>0.3 Miles</b>	<b>0.5 Miles</b>	<b>1 Mile</b>
<b>Total Households</b>	155	446	1,287
<b>Total Population</b>	359	1,014	2,866
<b>Average HH Income</b>	\$75,859	\$71,864	\$67,800

**RICK PRITCHETT, CCIM**

405.605.0831

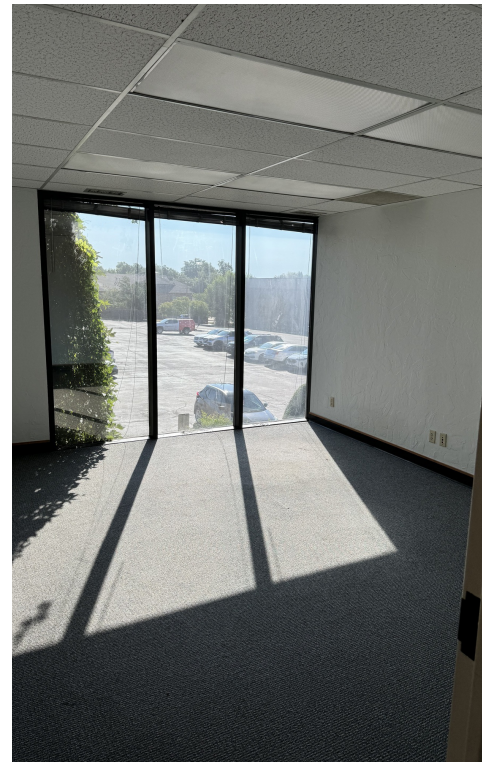
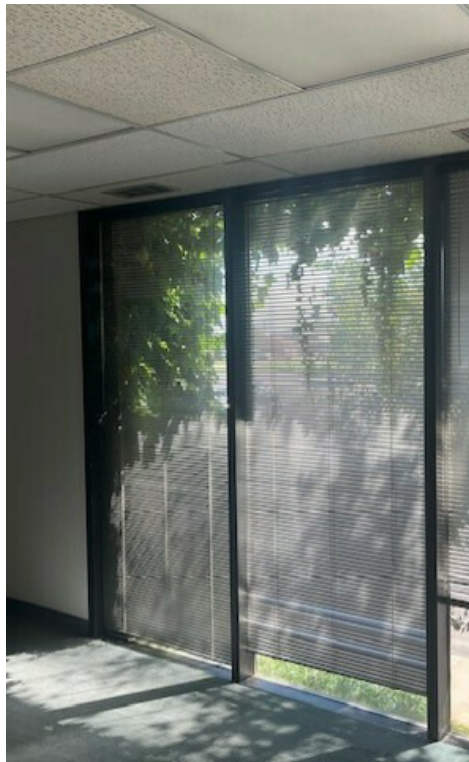
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For Lease

6 Northeast 63rd Street

SANTA FE NORTH



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405.605.0831

rick@precorrealty.com



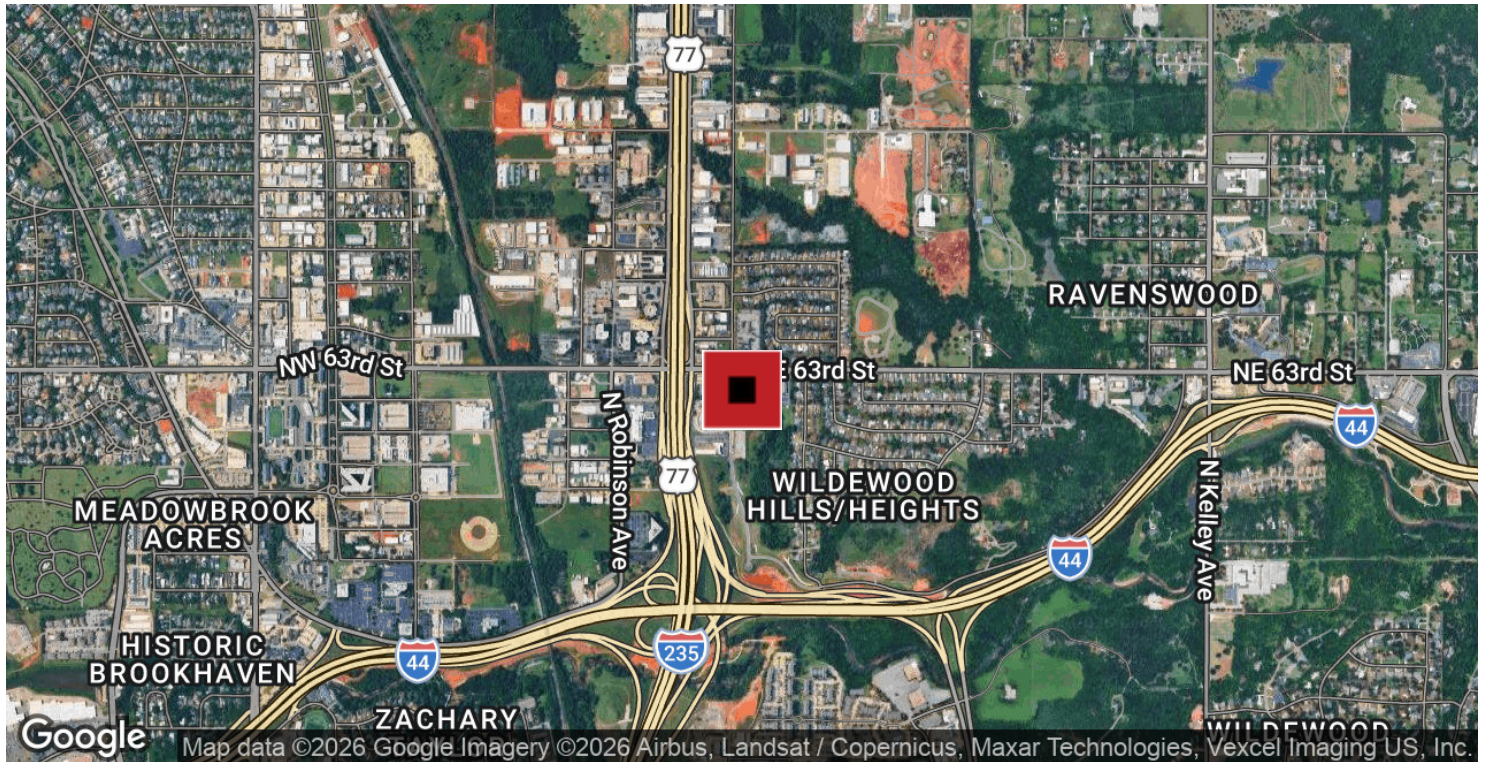
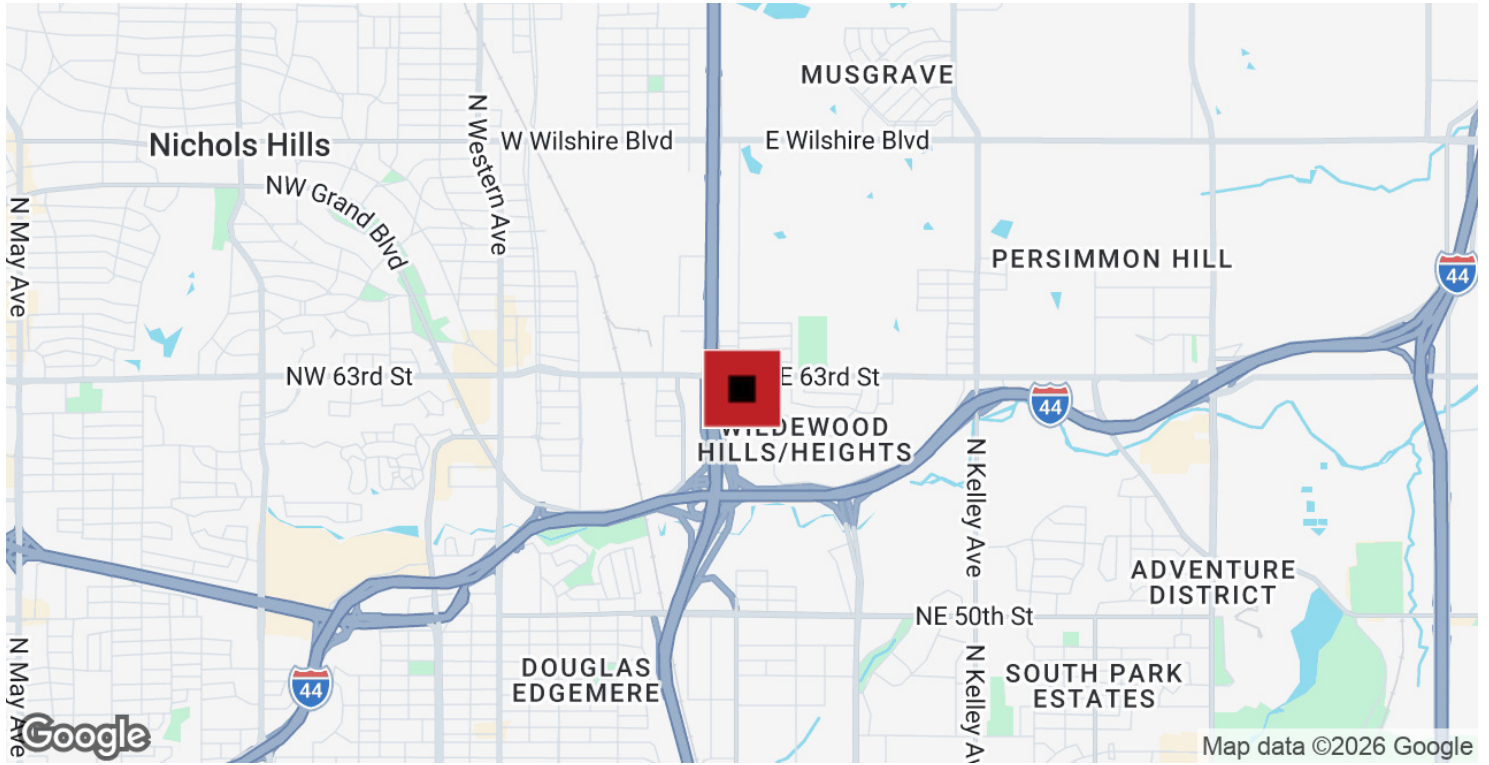
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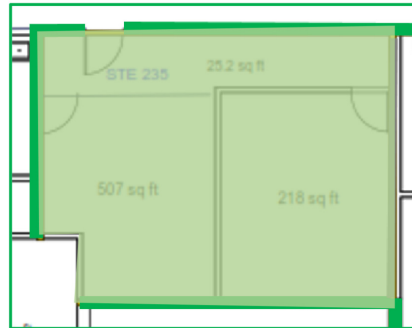


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2<sup>nd</sup> Floor: Ste 235 – 884 Total Sq Ft

- 2 window Offices; small hallway



## Legend

Available

## Lease Information

<b>Lease Type:</b>	Full Service	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	884 – 9,642 SF	<b>Lease Rate:</b>	\$16.75 SF/yr

## Available Spaces

Suite	Tenant	Size	Type	Rate	Description
Suite 235	Available	884 SF	Full Service	\$16.75 SF/yr	1-2 Offices; Reception Area.

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405.605.0831

rick@precorrealt.com



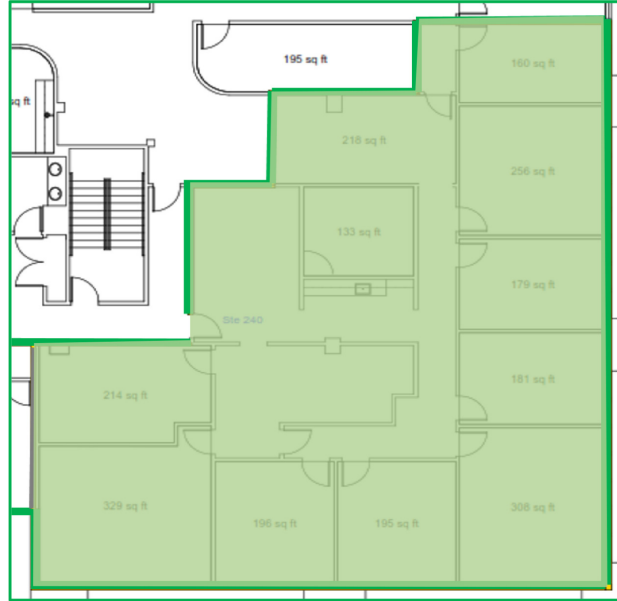
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**2<sup>nd</sup> Floor: Ste 240– 3,939 Total Sq Ft**

- Kitchenette, 8 window offices



## Legend

Available

## Lease Information

<b>Lease Type:</b>	Full Service	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	884 – 9,642 SF	<b>Lease Rate:</b>	\$16.75 SF/yr

## Available Spaces

Suite	Tenant	Size	Type	Rate	Description
Suite 240	Available	3,939 SF	Full Service	\$16.75 SF/yr	Reception Area, Break Area, 9 Offices, Storage/work Areas

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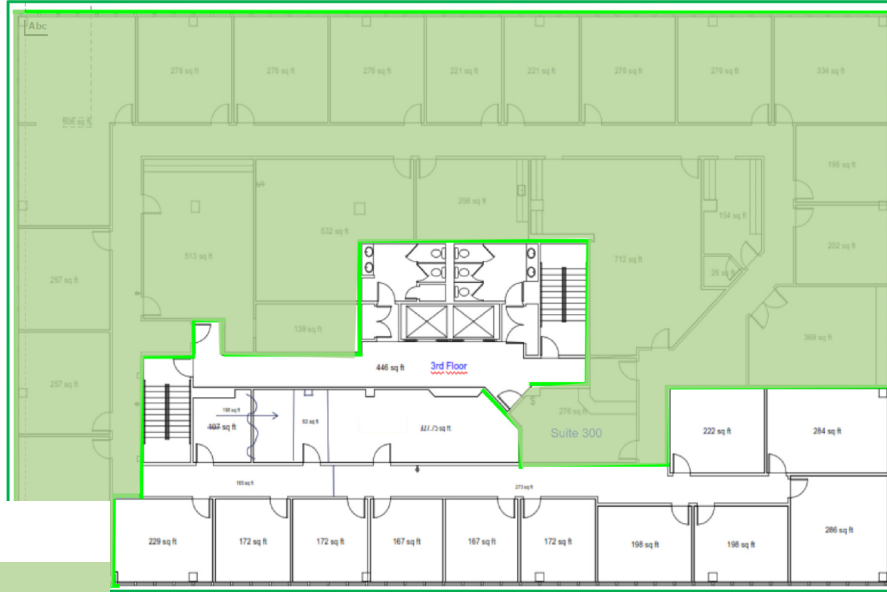
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**3rd Floor: Ste 300– 9,642 Total Sq Ft**

- Kitchen



## Legend

Available

## Lease Information

<b>Lease Type:</b>	Full Service	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	884 – 9,642 SF	<b>Lease Rate:</b>	\$16.75 SF/yr

## Available Spaces

Suite	Tenant	Size	Type	Rate	Description
Suite 300	Available	9,642 SF	Full Service	\$16.75 SF/yr	Reception Area, 15 offices, 2 conference rooms, Break Area

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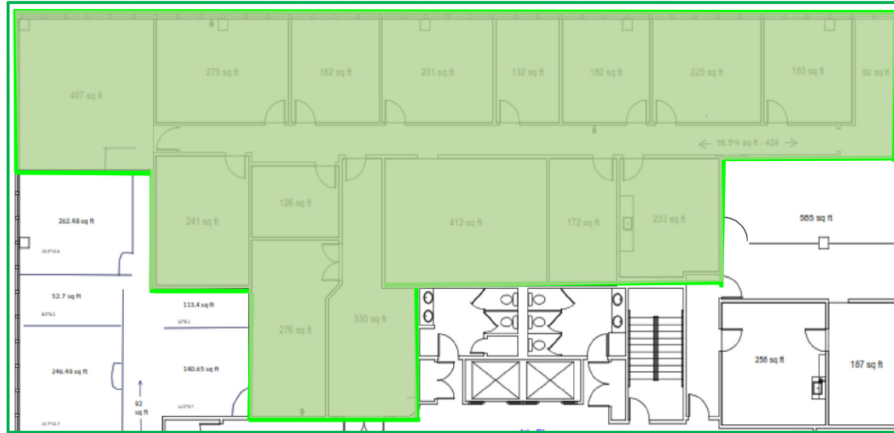
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4th Floor: Ste 425 - 4,834 Total Sq Ft

- Kitchen



## Legend

Available

## Lease Information

<b>Lease Type:</b>	Full Service	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	884 - 9,642 SF	<b>Lease Rate:</b>	\$16.75 SF/yr

## Available Spaces

Suite	Tenant	Size	Type	Rate	Description
Suite 425	Available	4,834 SF	Full Service	\$16.75 SF/yr	Reception Area, 9 offices, Conference room, Break room

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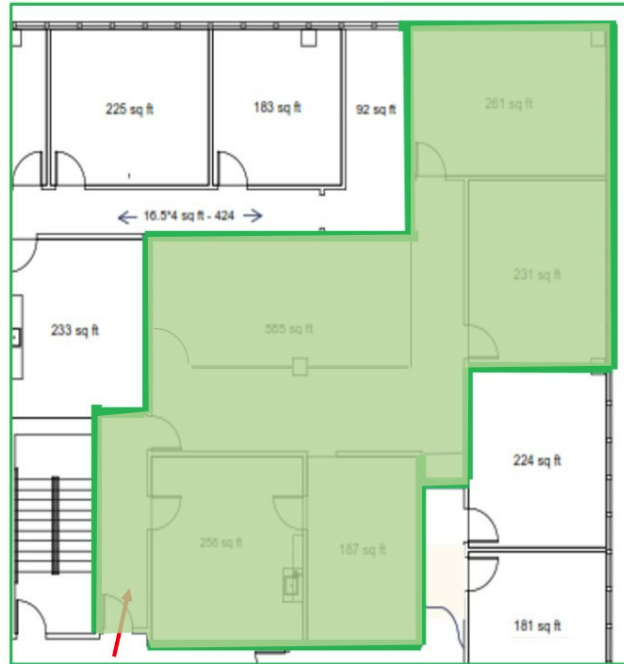
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**4th Floor: Ste 410- 1,793 Total Sq Ft**

- Kitchen, 2 window offices



## Legend

Available

## Lease Information

<b>Lease Type:</b>	Full Service	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	884 - 9,642 SF	<b>Lease Rate:</b>	\$16.75 SF/yr

## Available Spaces

Suite	Tenant	Size	Type	Rate	Description
Suite 410	Available	1,793 SF	Full Service	\$16.75 SF/yr	Conference Room, Break Area, 3 Offices

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