

Rose District Office for Lease

111 E Commercial

Broken Arrow, OK 74012

WIGGIN
PROPERTIES, LLC



Rose District Office Space

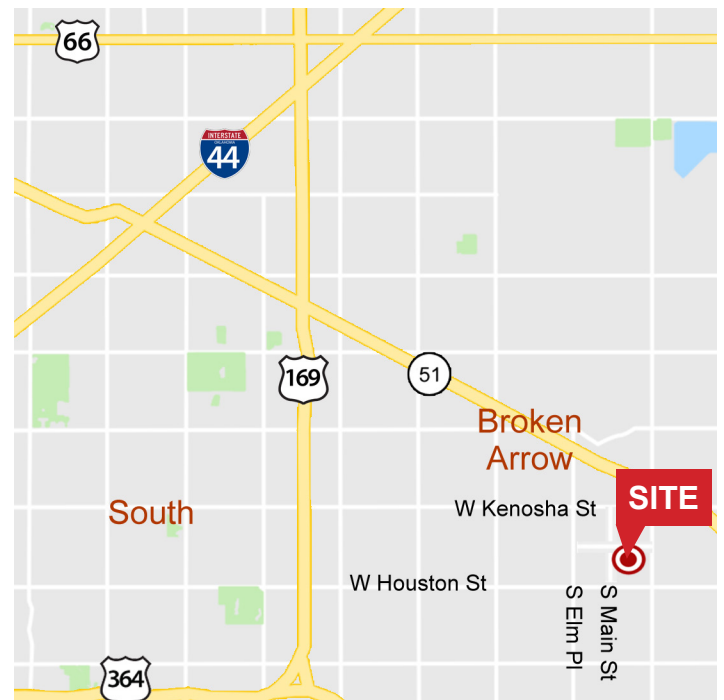
For Lease

Available SF: 2,112 SF (1st Fl 950 SF | 2nd Fl 1,162 SF)

Lease Rate: \$15.00 psf NNN

Built in 1919 with 2,112± SF of flexible space across two levels, the building's historic facade and central location present a compelling opportunity for office, retail, or mixed-use occupancy. Its proximity to city hall and surrounding walkable amenities make it ideal for businesses seeking authentic downtown presence in one of Broken Arrow's most storied corridors.

- The open plan concept features exposed brick, historic charm, and modern updates.
- Walkable location in the heart of Broken Arrow's Rose District surrounded by boutique retail and restaurant locations.
- Easy access to entire metro area via the Broken Arrow Expressway less than 2 miles from the property.



Call Erica Cunningham at **918.829.5754** or Vicki Patterson, CCIM at **918.519.6731**

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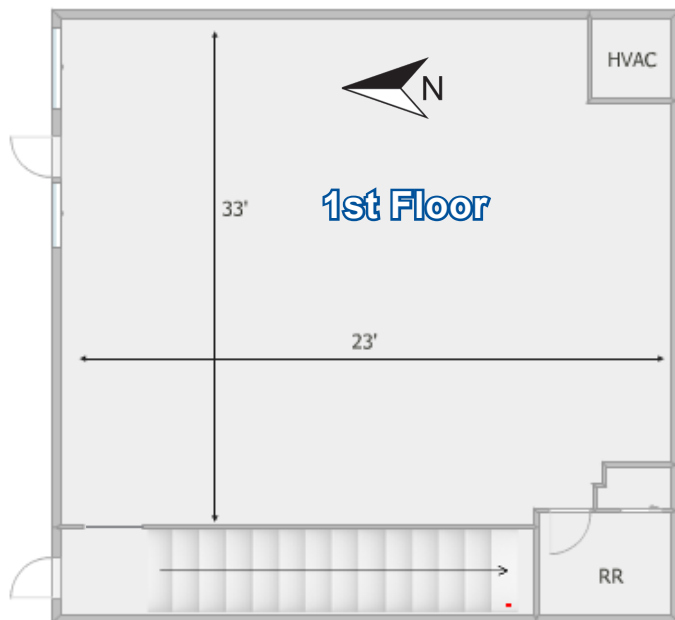
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The Rose District, a collaborative public/private partnership, is downtown Broken Arrow's arts and entertainment district located on Main Street in the heart of Broken Arrow. The 100-year old historical downtown in Broken Arrow has been given new life with this collaboration.

Community leaders sought to create a downtown district that would provide a pedestrian friendly atmosphere, unique dining experiences, and boutique shopping that would draw residents and visitors alike.



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