

RETAIL

For Lease

Charlie Plaza - 12201-12301 S Western Avenue Oklahoma City, OK 73170

Available
Now



- New Contemporary Construction
- 26' x 59'2" Suites
- In-line starting at 1,534 square feet
- End cap starting at 1,592 square feet
- Starting at \$16.00/sf NNN
- Available monument signage
- Excellent visibility
- Expansive parking



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AVENUE
COMMERCIAL REAL ESTATE

RETAIL

For Lease



Radius	1 Mile	3 Mile	5 Mile
Population:			
2022 Projection	12,218	92,329	180,346
2017 Estimate	11,718	88,380	171,523
2010 Census	11,003	82,900	159,159
2017 Daytime Work Pop	2,390	34,060	61,051
Growth 2017-2022	4.27%	4.47%	5.14%
Growth 2010-2017	6.50%	6.61%	7.77%
2017 Avg HH Income	\$82,480	\$75,095	\$68,213
2017 Med HH Income	\$69,049	\$61,317	\$54,776

Collection/Cross Streets	Traffic Volume	Count Year	Dir. frm Subject
S Western/SW 119th	19,403	2017	N
SW 119th/Western	16,364	2018	E
S Western/SW 119th	14,903	2017	S
SW 119th/S Western	18,593	2017	W
I-44/SW 119th	53,300	2016	W
S Western/Kingsgate Dr	16,612	2016	S
S Western/Jeary Dr	20,030	2016	S
SW 119th/Copper Trails Ln	17,845	2016	E

