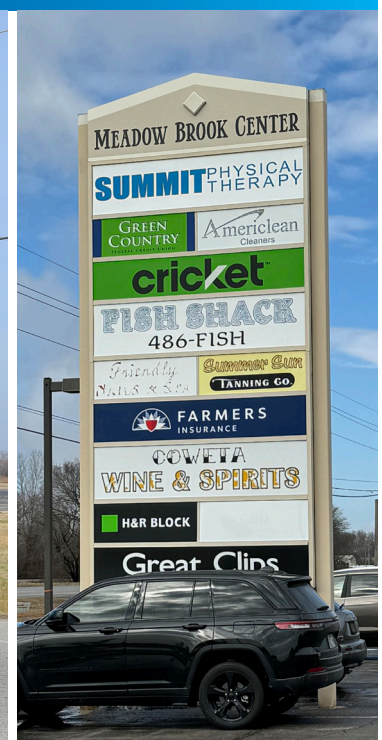


Retail for Lease

Meadow Brook Retail Center

11319 S Hwy 51 Coweta, OK 74429

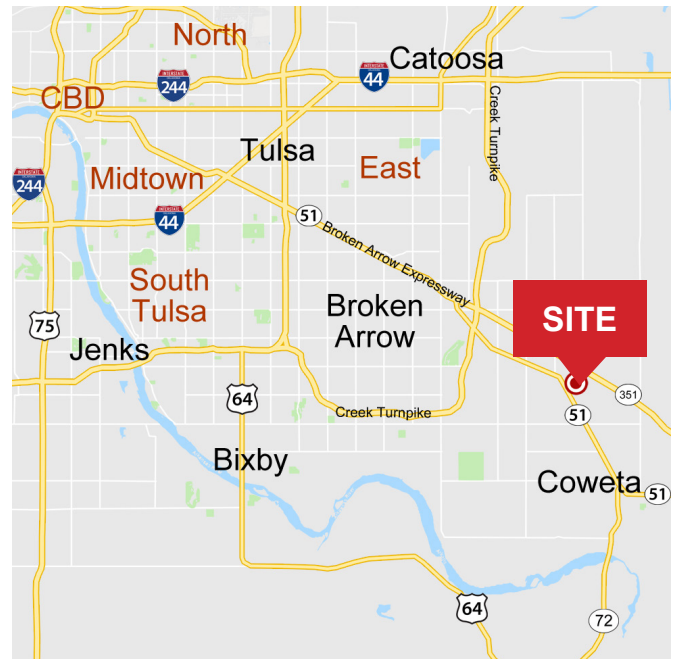
WIGGIN
PROPERTIES, LLC



Meadow Brook Retail Center

Next door to Walmart Supercenter

- Available SF: 1,600 SF
- Lease Rate: \$17.00 SF NNN
- Access: Hwy 51
- Parking: Ample Parking
- Pole Sign: Yes, excellent visibility from Hwy 51
- Traffic Counts: 22,800 cpd ('21) Hwy 51
- Area Traffic Generators: Walmart Supercenter, RCB Bank, Coweta Wine and Spirits, Green Country Federal Credit Union, and multiple quick service restaurants.
- Highlights: Endcap available with drive-thru and drop off door. Former dry cleaner with all equipment in place. Center offers an excellent mix of well known tenants such as Great Clips, H&R Block, and Cricket Wireless.



Call Vicki Patterson, CCIM at **918.519.6731**

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WIGGIN
PROPERTIES, LLC



Meadow Brook Retail Center



Demographics

2024	1 Mile	3 Miles	5 Miles
Population	3,342	16,159	37,334
Average HH Income	\$101,632	\$103,624	\$104,523
Owner Occupied Units	1,197	5,890	13,604
Renter Occupied Units	215	943	2,211

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