

## EXECUTIVE SUMMARY



### OFFERING SUMMARY

Lease Rate:	\$17.00 SF/yr (MG)
Available SF:	4,000 SF
Year Built:	2003
Renovated:	2019
Zoning:	PUD

### PROPERTY OVERVIEW

Don't miss this fantastic sublease opportunity of a fully built out medical clinic at 13900 Quailbrook Dr. in Oklahoma City. This clinic is located directly across from Mercy hospital, and just seconds from the Kilpatrick Turnpike. The property has 8 exam room, treatment area, large waiting area, large reception, private offices, multiple restrooms, employee break area and move in ready.

### PROPERTY HIGHLIGHTS

- Fully built out medical clinic
- High traffic area
- Great healthcare synergies
- Directly across from Mercy Hospital

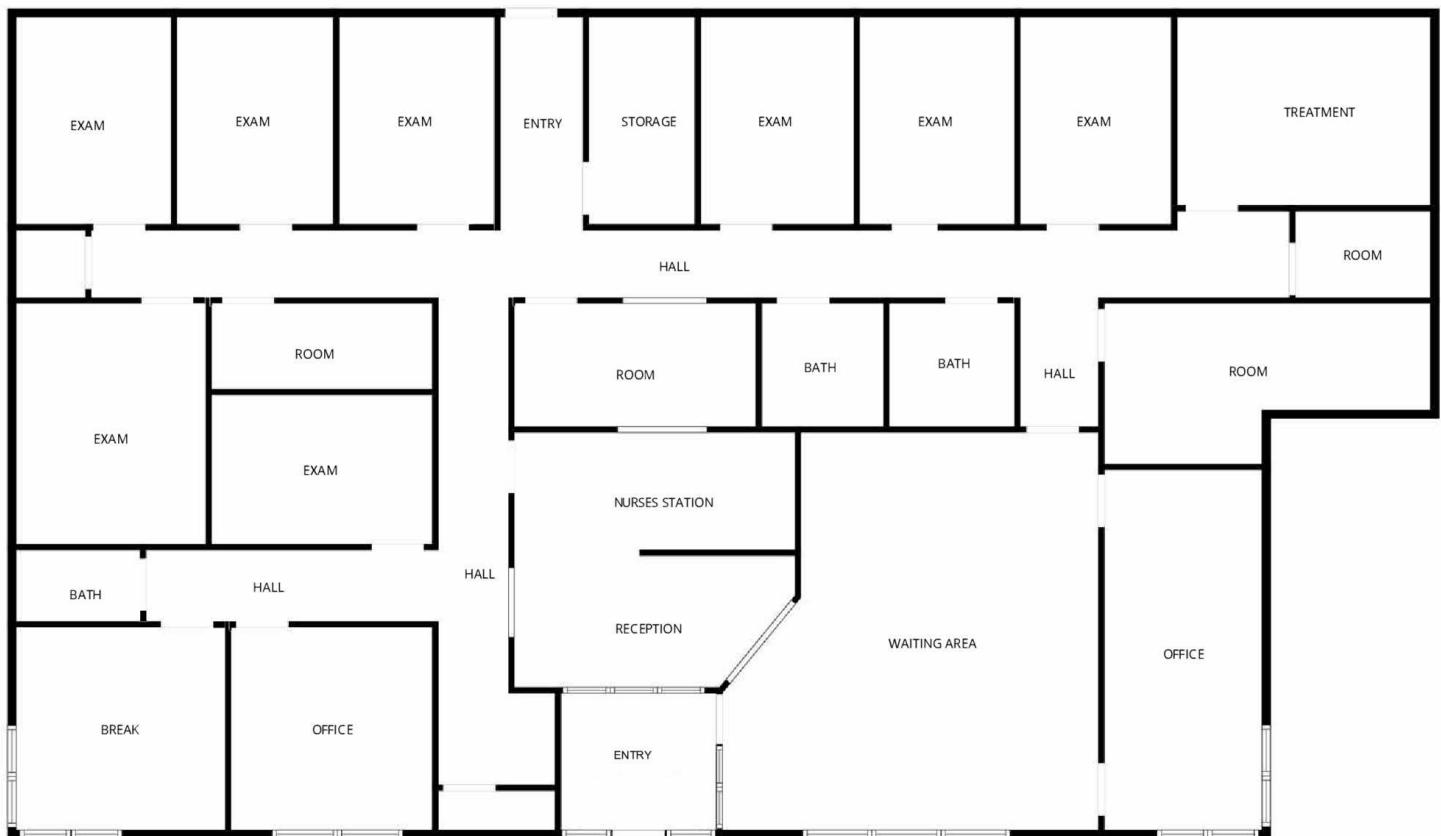
## ADDITIONAL PHOTOS



CHASE ANDERSON  
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CORRY MAZZA  
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## FLOOR PLANS

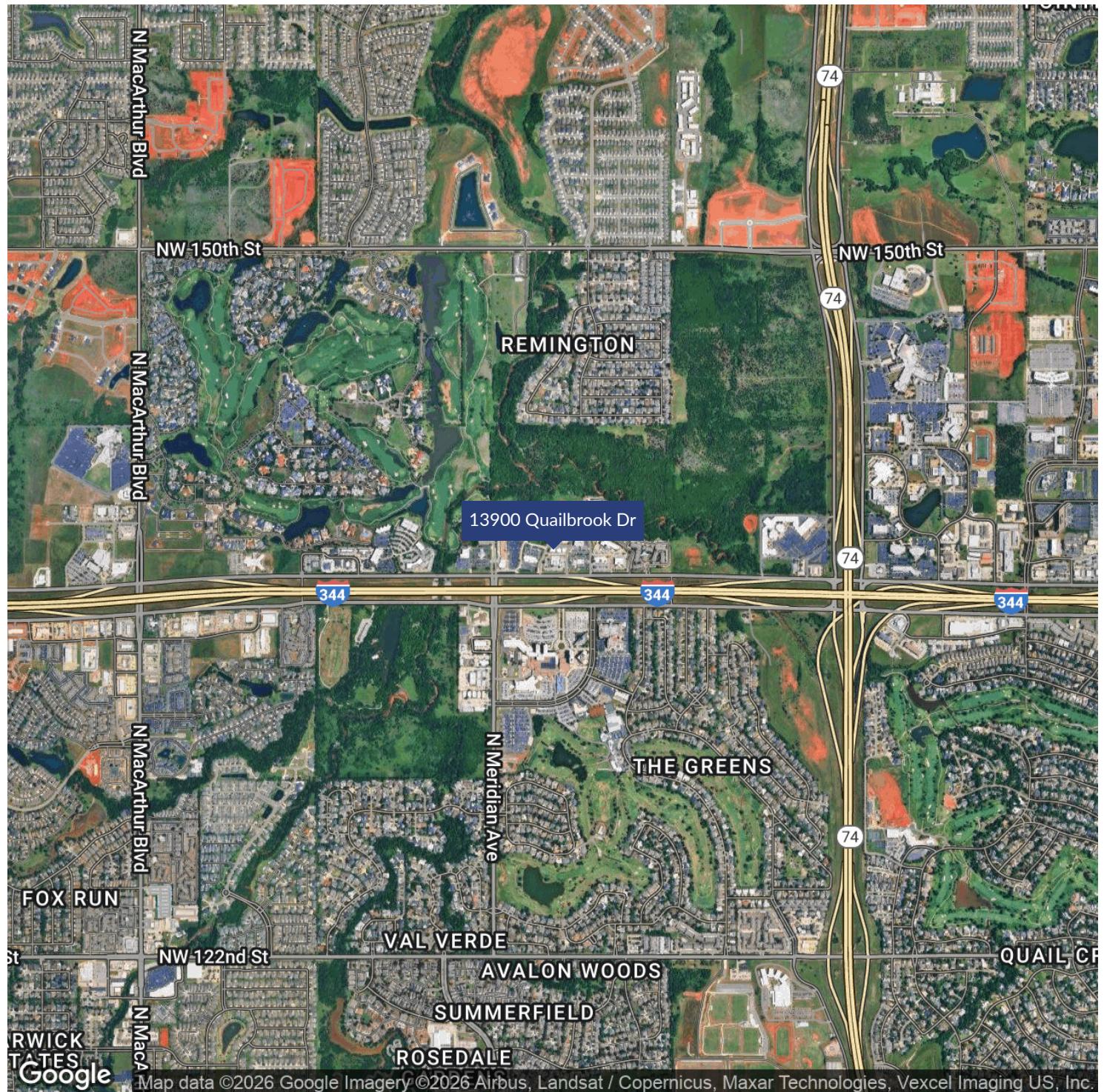


FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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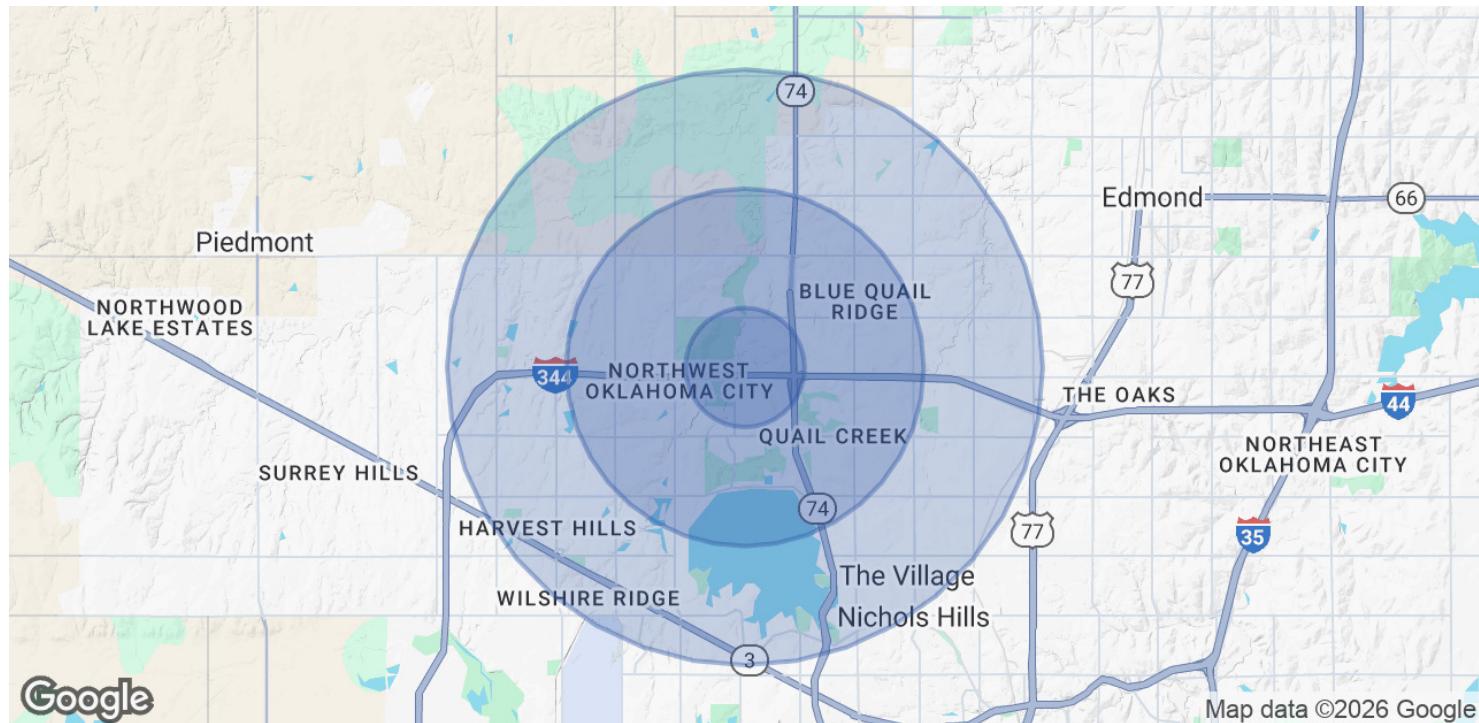
## LOCATION MAP



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## DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,185	69,341	194,242
Average Age	46	40	39
Average Age (Male)	46	39	38
Average Age (Female)	47	41	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,781	30,721	81,076
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$139,589	\$116,800	\$113,268
Average House Value	\$452,022	\$346,212	\$327,334

Demographics data derived from AlphaMap

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