



## Heritage Ridge Apartments

7550 NW 10th St, Oklahoma City, OK 73127



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# Heritage Ridge Apartments

\$7,000,000

Heritage Ridge Apartments offer new ownership an asset in a landlord friendly market. Heritage has a mix of 1 & 2 bedroom options ranging from 657 SF to 893 SF, on-site Laundry Facility, Basketball Court, Playground, Security Cameras and Patio Deck area for residents. Located just 7 minutes from OKC Outlets and Westgate Marketplace. The property has undergone extensive renovations, including major system upgrades and modernized interiors, allowing new ownership to focus on operational efficiency rather than capital improvements.

Call or email for more information....

- 112-Unit Asset with a 68% Concentration of Two Bedroom Units
- Quick Commute to Major Employment Centers with Excellent Frontage on 10th Street
- Cash Flow from Day 1 with \$150/per unit rent increase potential
- New Owner Will Have Ability to get Freddie SBL Financing



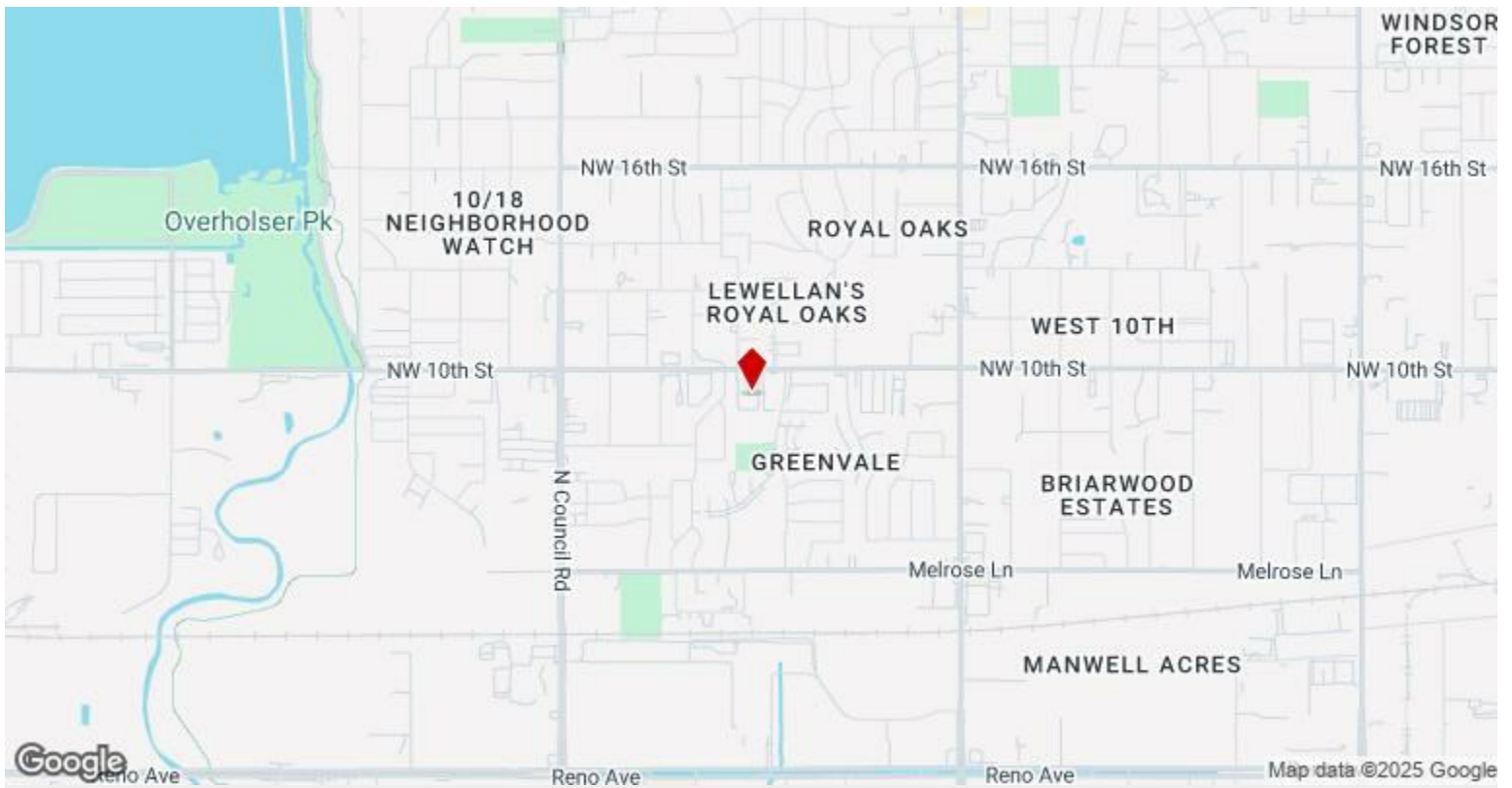
|                      |                    |
|----------------------|--------------------|
| Price:               | \$7,000,000        |
| No. Units:           | 112                |
| Property Type:       | Multifamily        |
| Property Subtype:    | Apartment          |
| Apartment Style:     | Garden             |
| Building Class:      | C                  |
| Sale Type:           | Investment         |
| Lot Size:            | 3.98 AC            |
| Gross Building Area: | 95,600 SF          |
| No. Stories:         | 2                  |
| Year Built:          | 1972               |
| Parking Ratio:       | 0/1,000 SF         |
| Zoning Description:  | R-4                |
| APN / Parcel ID:     | 143631005          |
| Walk Score @:        | 37 (Car-Dependent) |

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## Unit/Room Mix Information

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| Description | No. Units | Avg. Rent/Mo | Sq. Ft |
|-------------|-----------|--------------|--------|
| 1+1         | 36        | Negotiable   | 657    |
| 2+1         | 76        | Negotiable   | 893    |

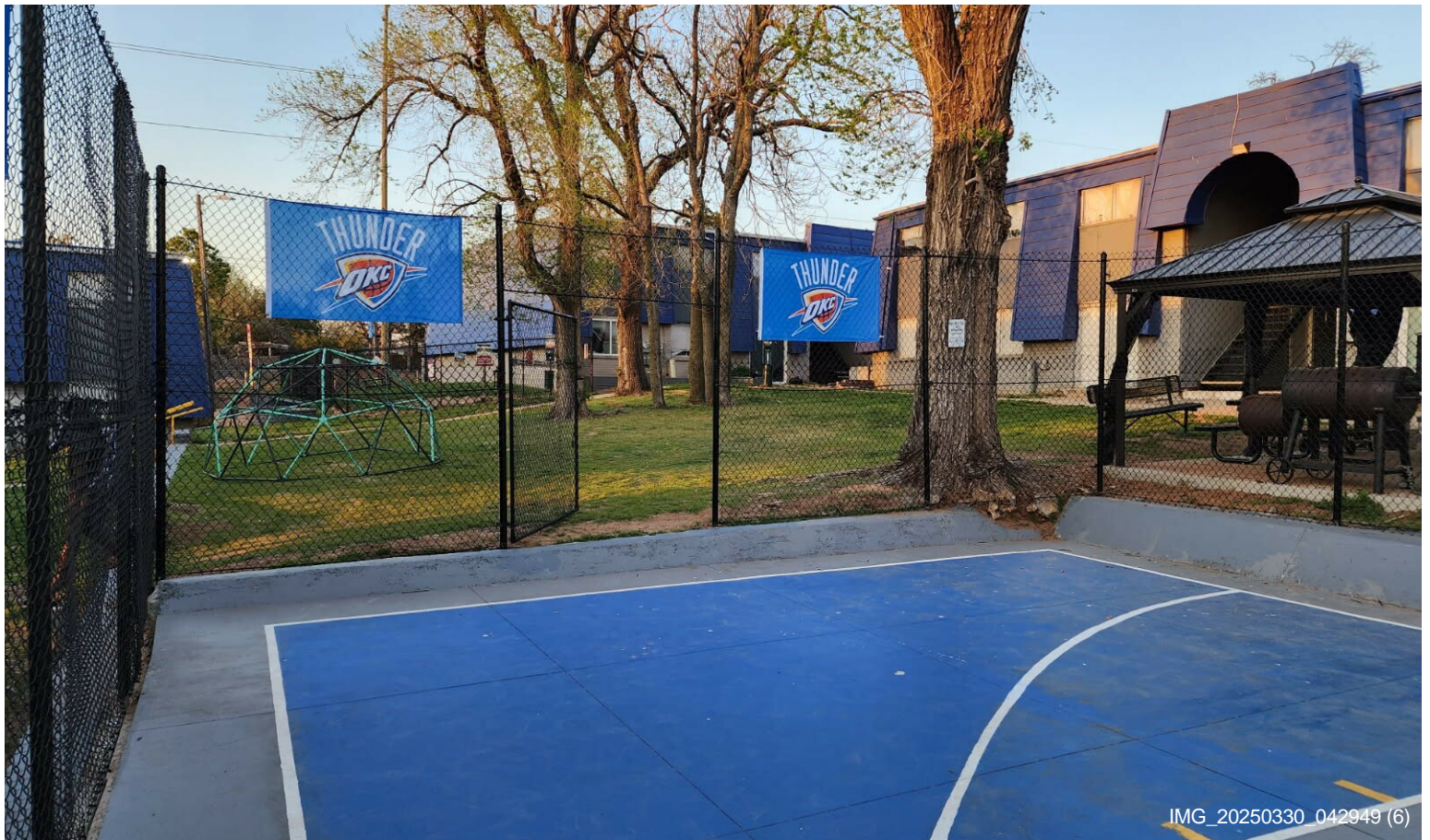


**7550 NW 10th St, Oklahoma City, OK 73127**

# Property Photos



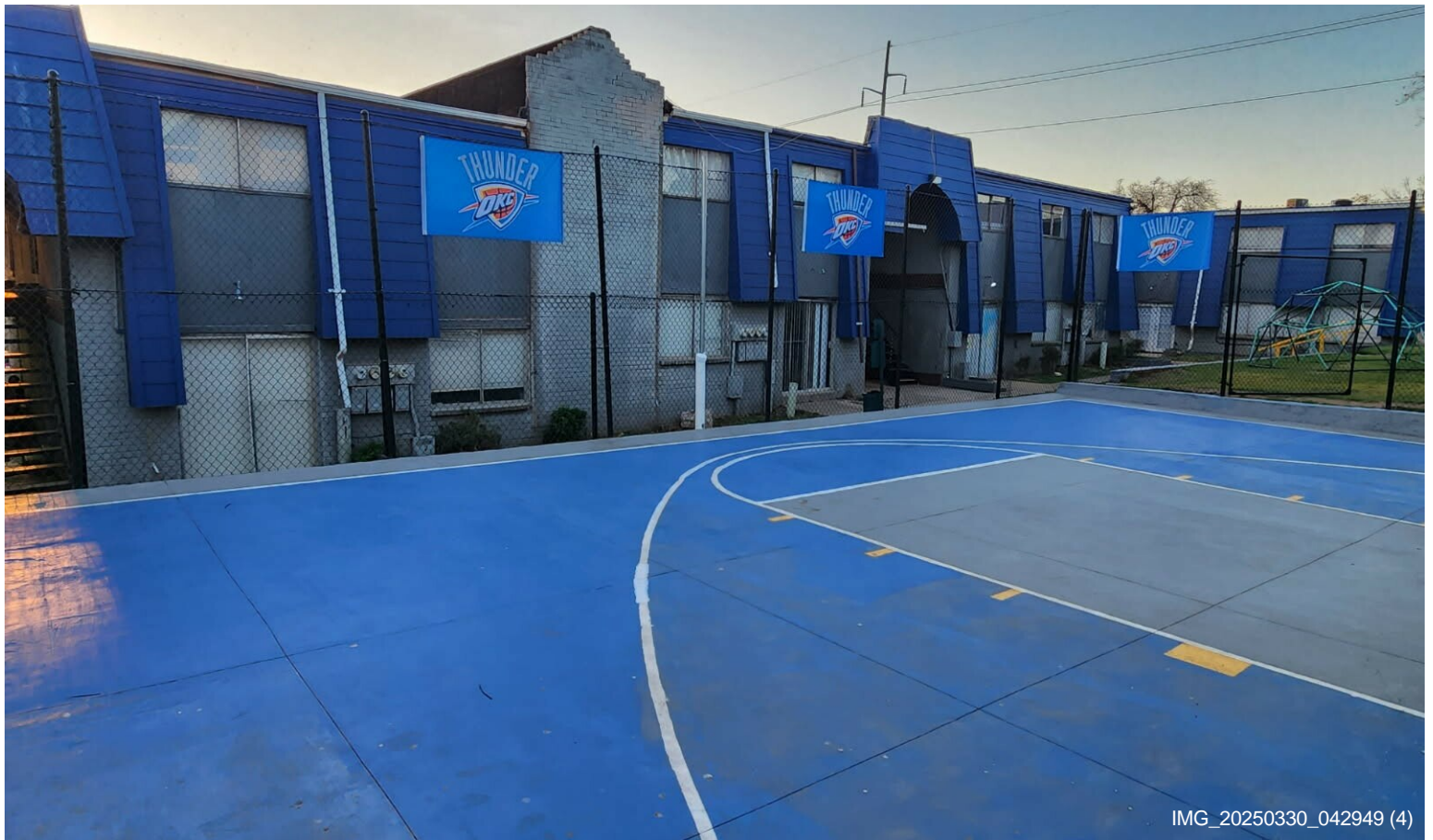
# Property Photos



# Property Photos

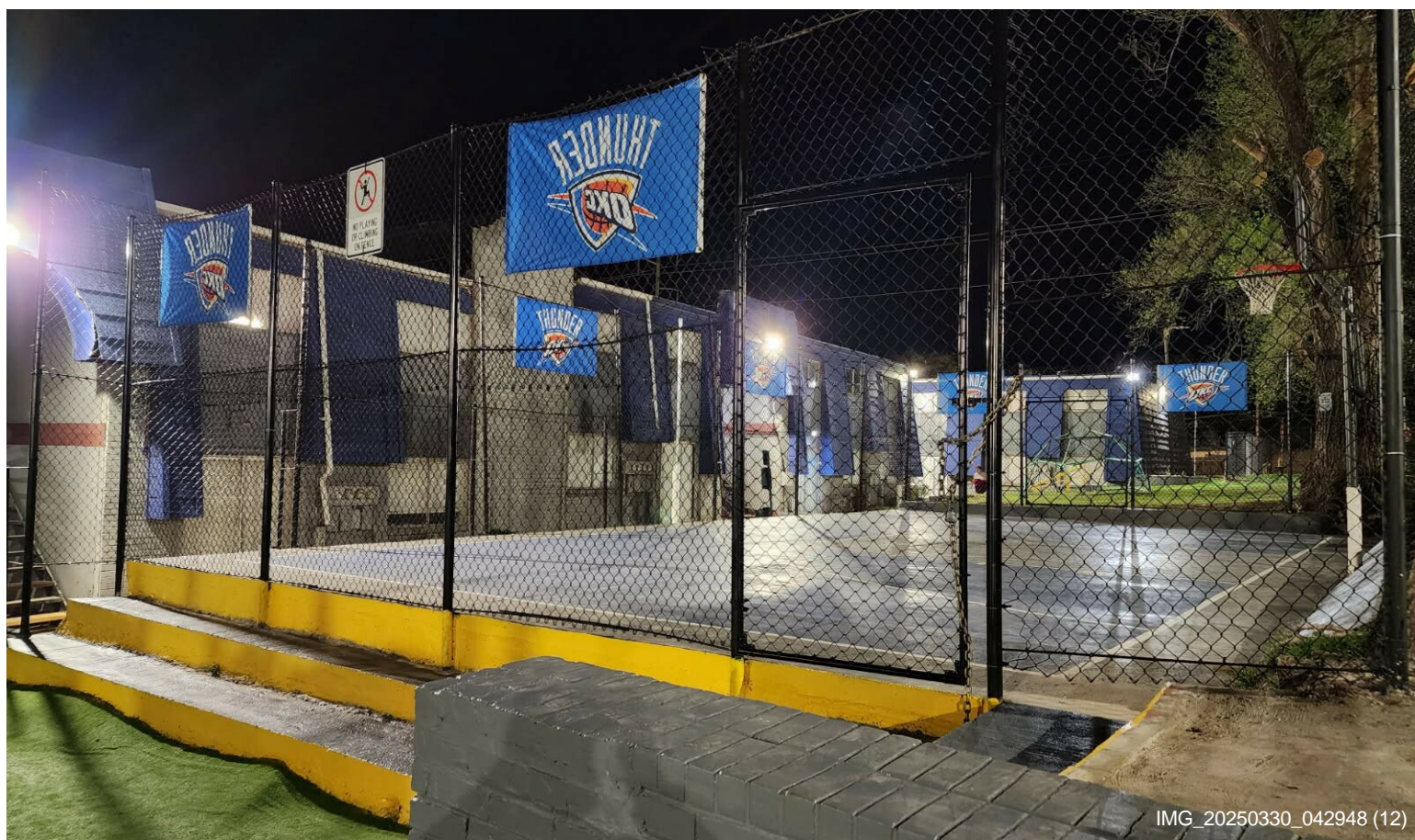
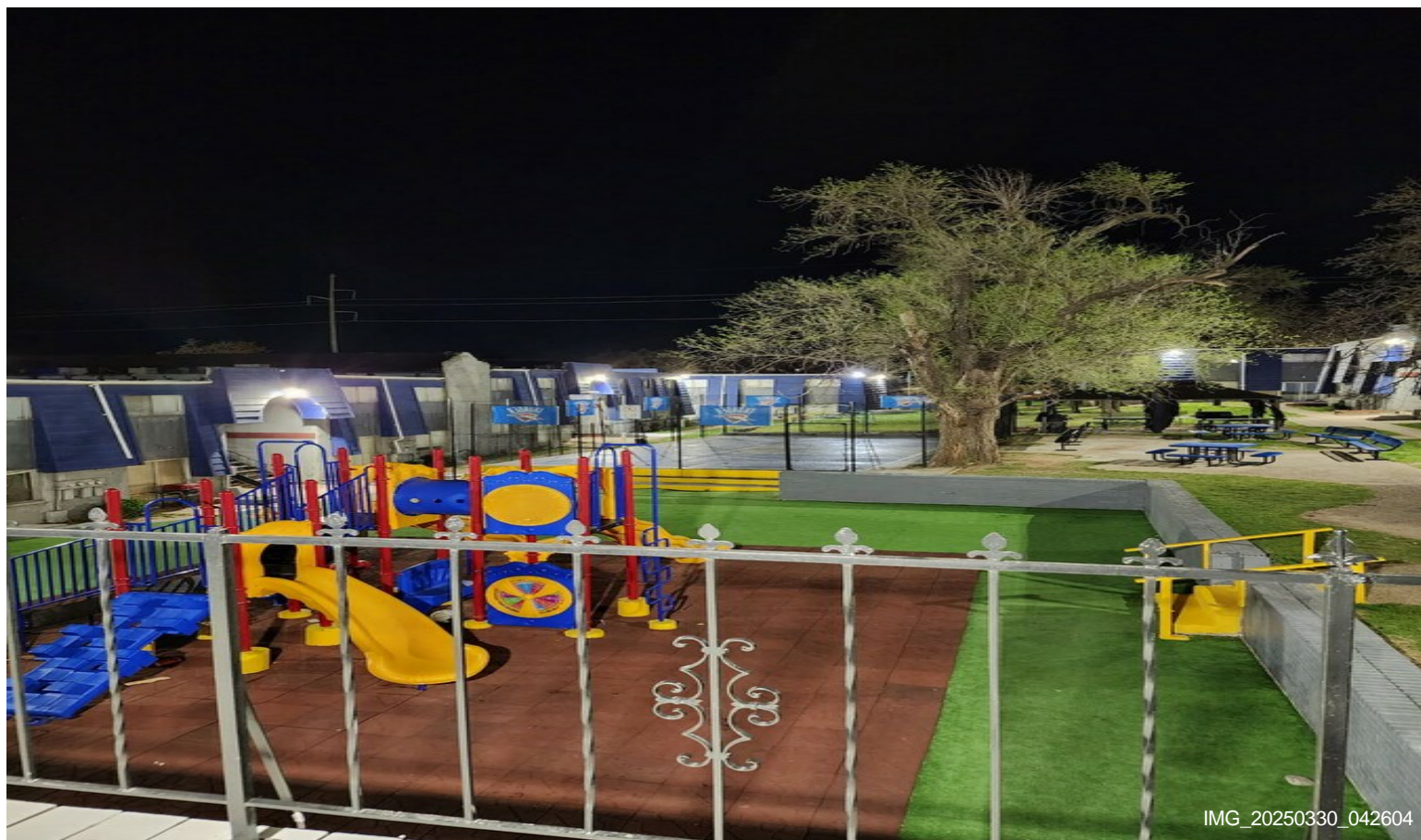


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# Property Photos





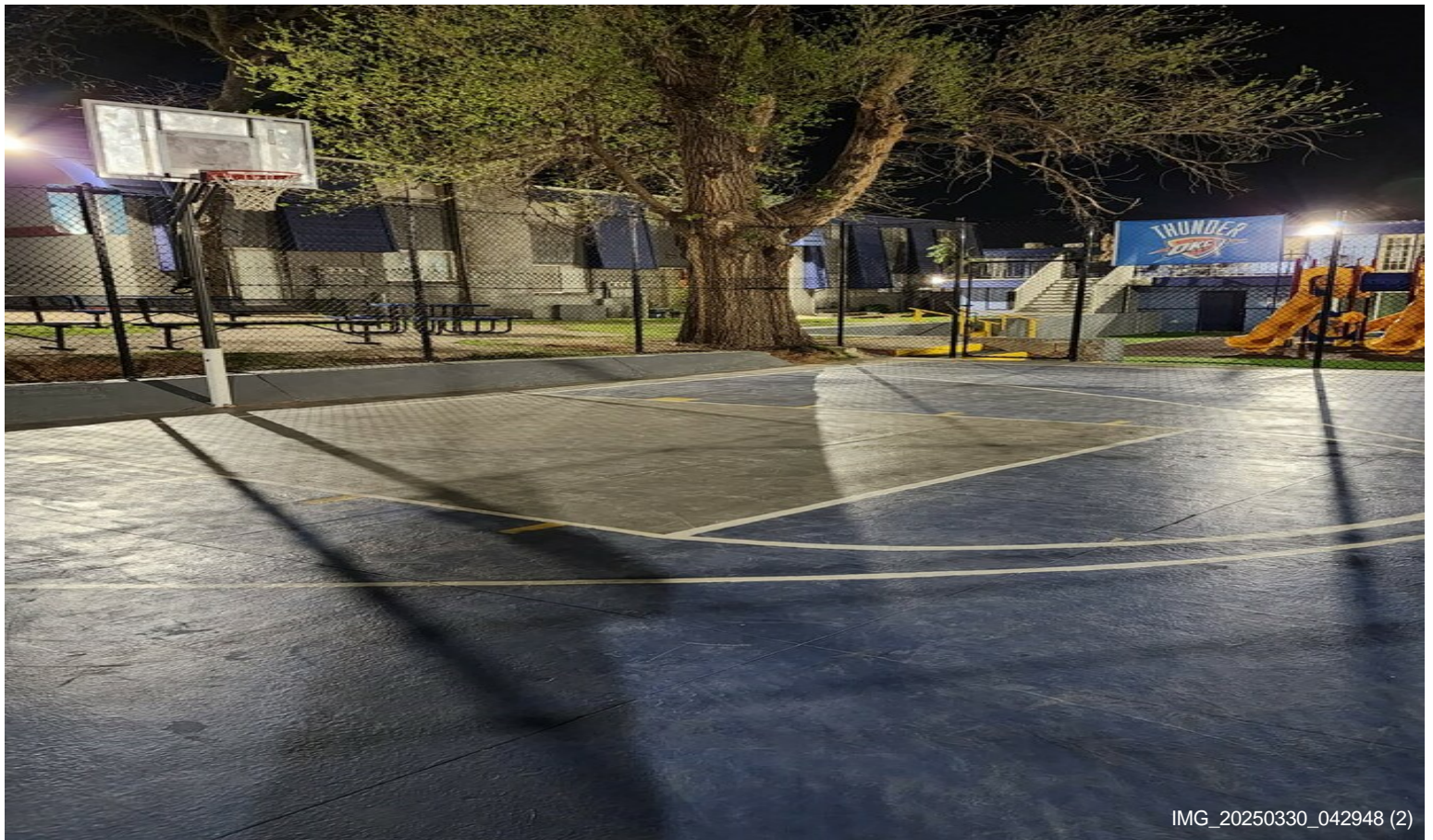
# Property Photos



# Property Photos



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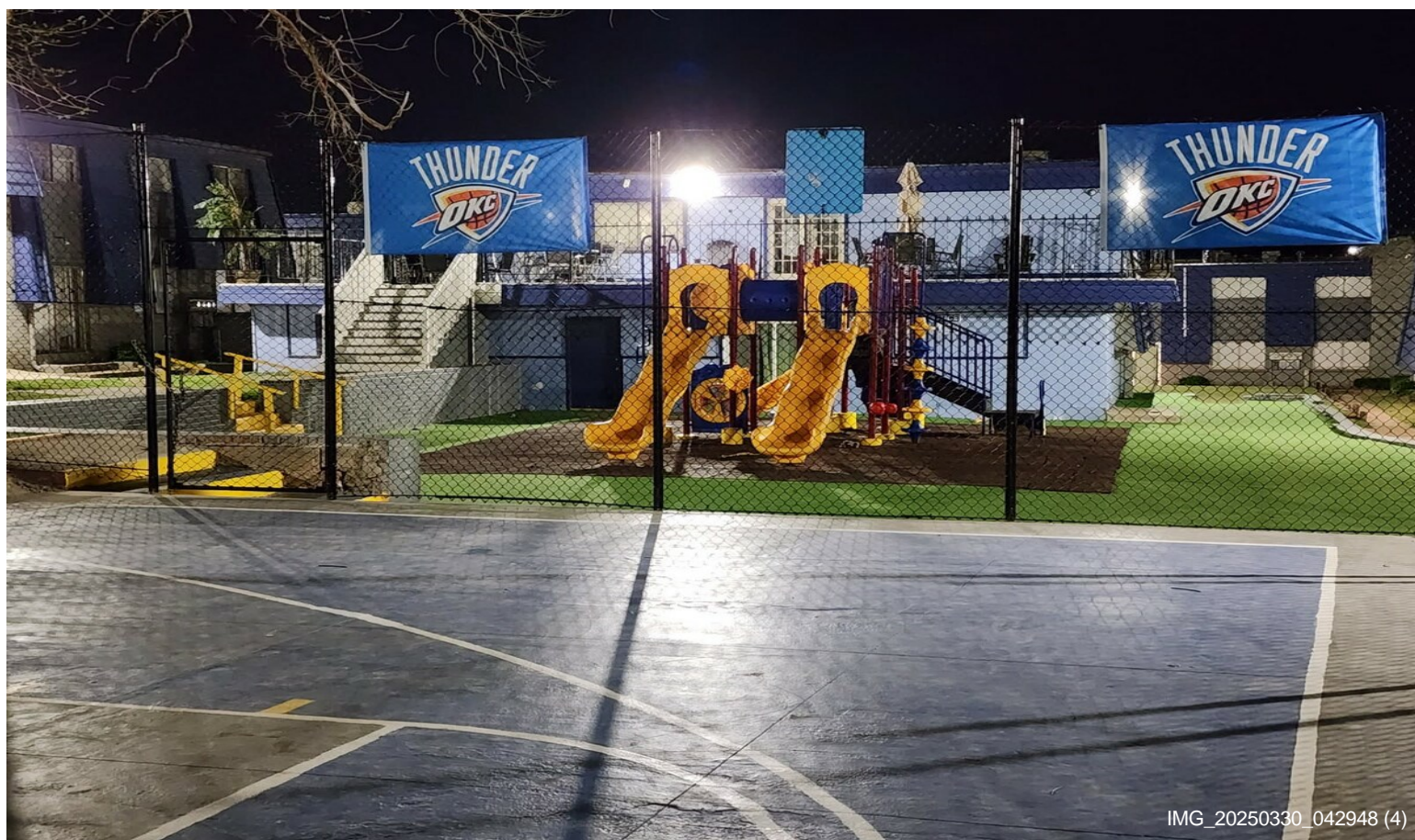


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# Property Photos

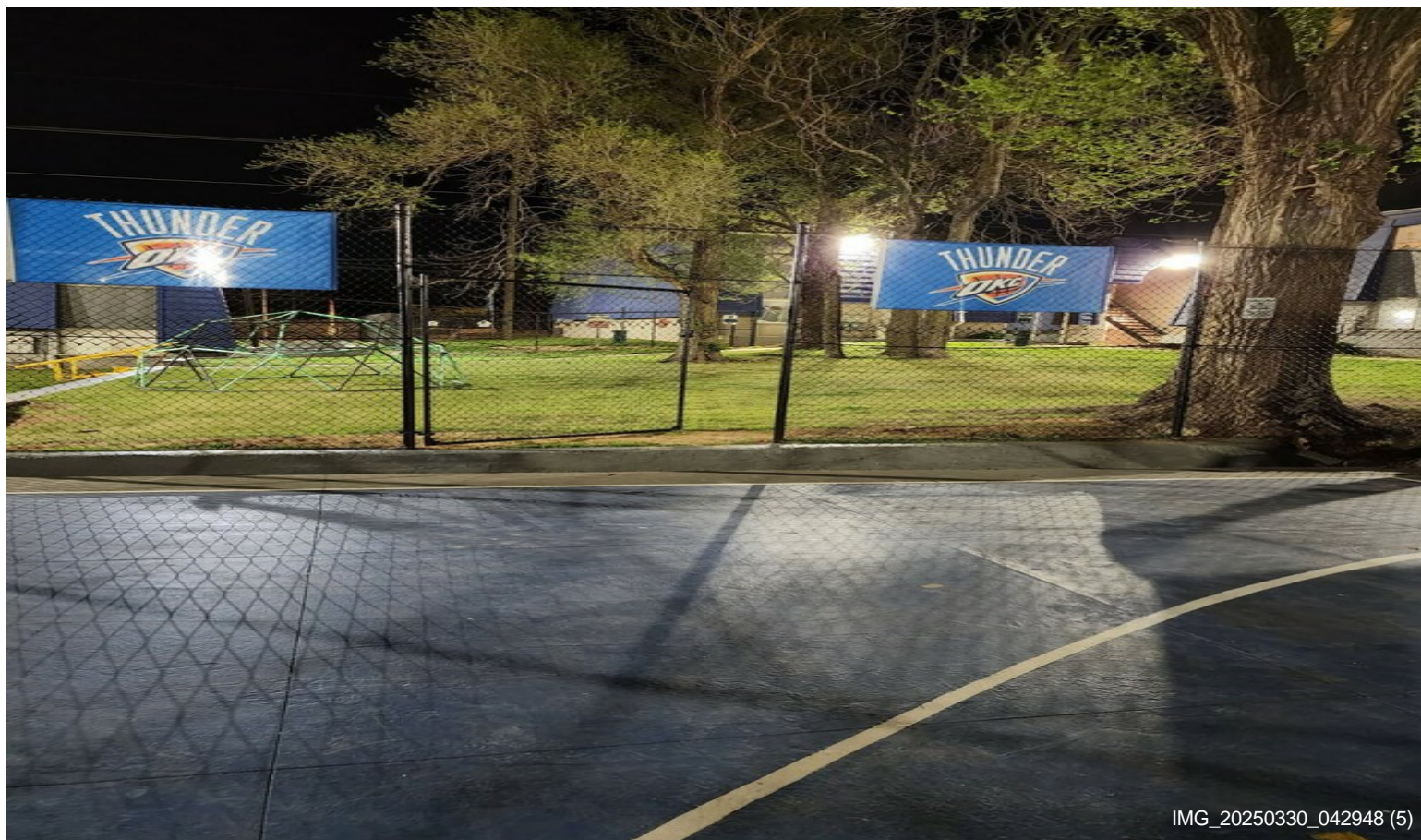


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# Property Photos

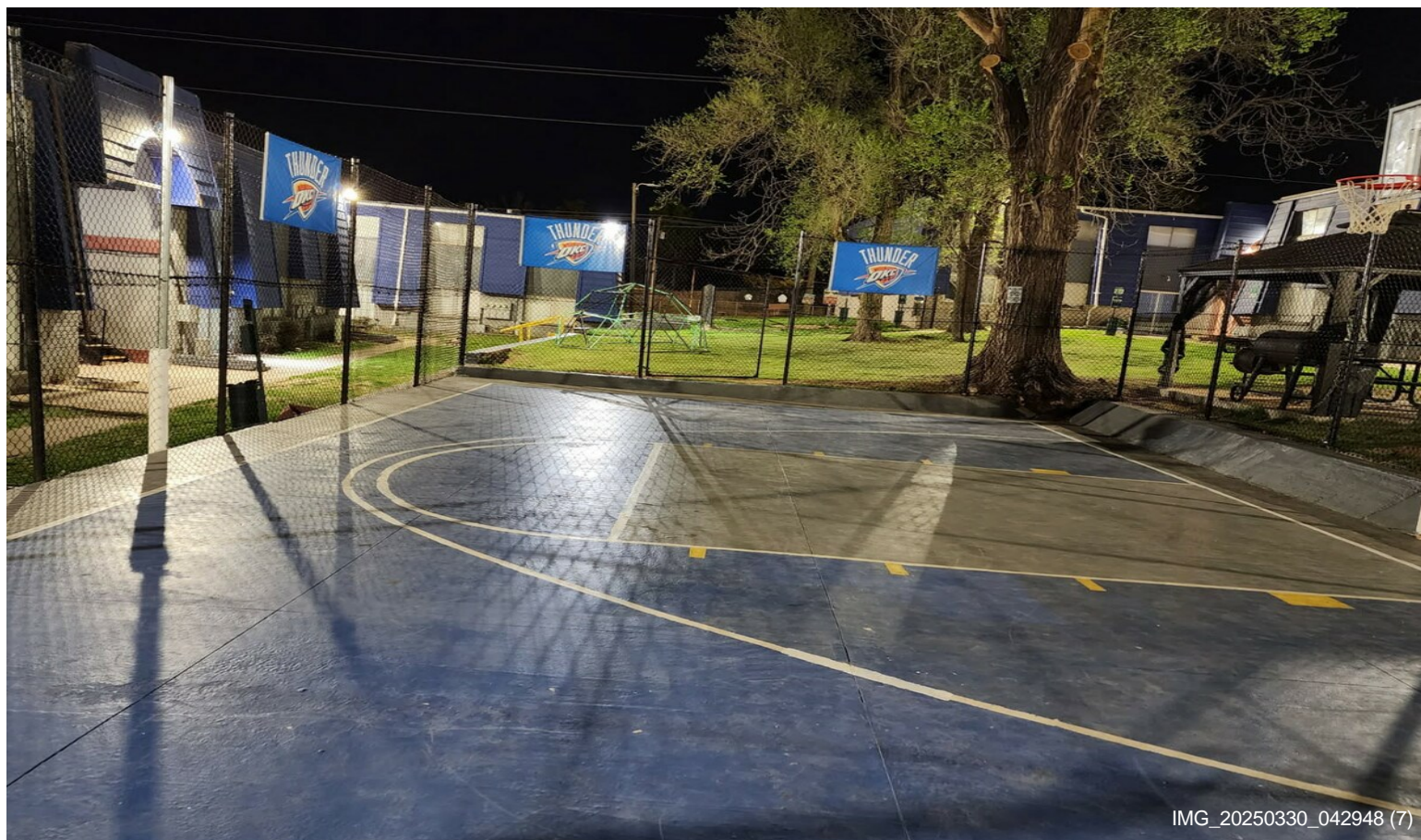


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# Property Photos



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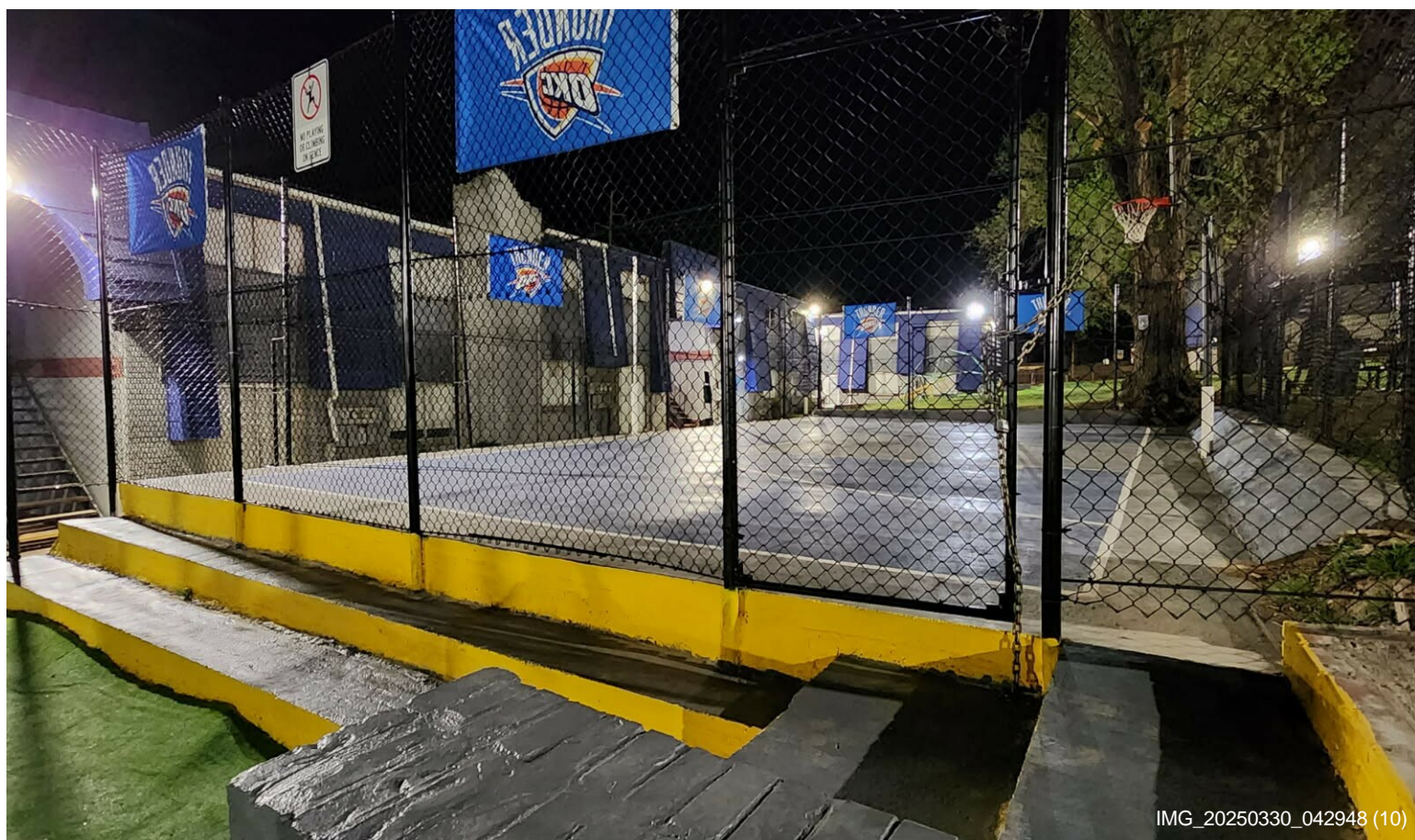


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# Property Photos

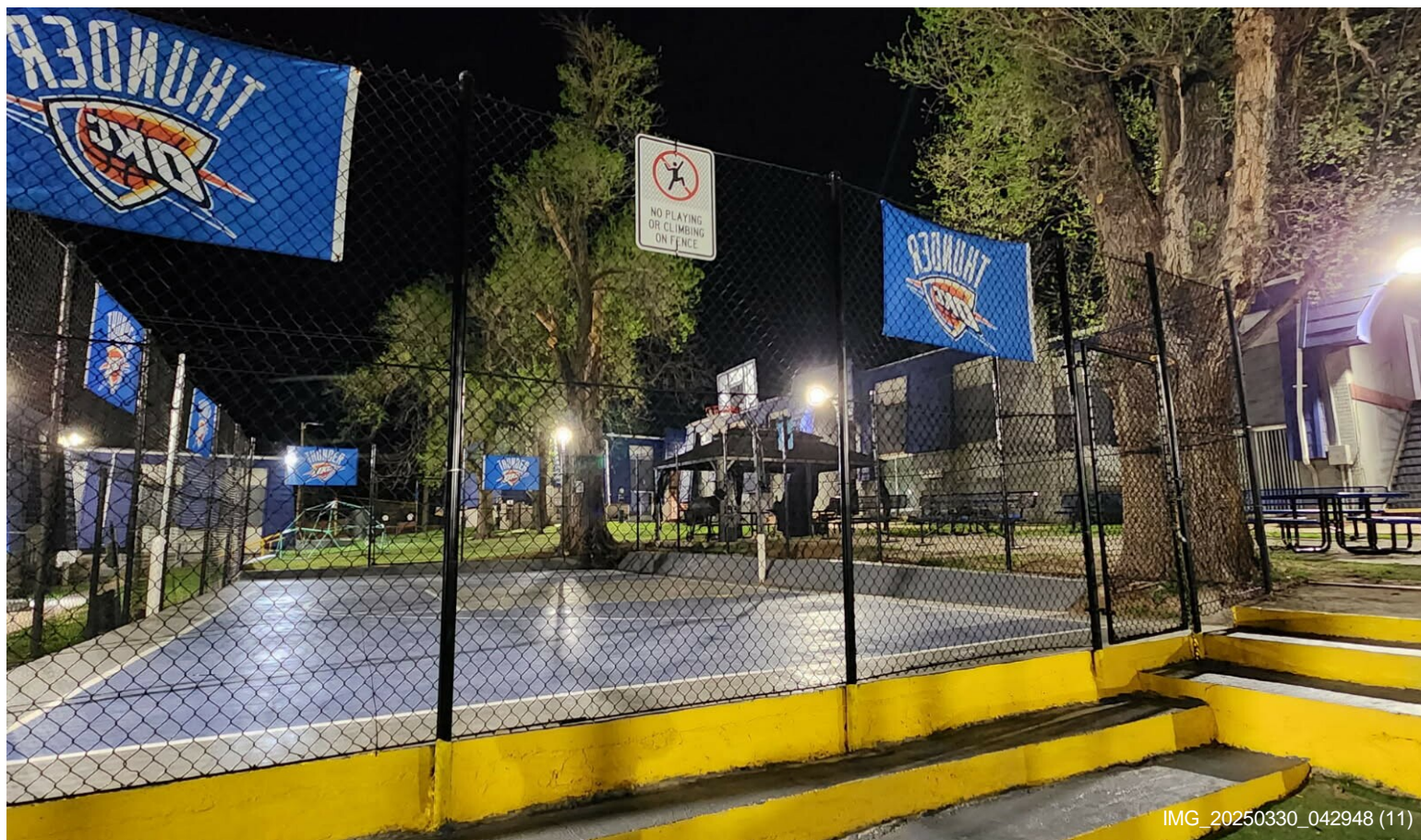


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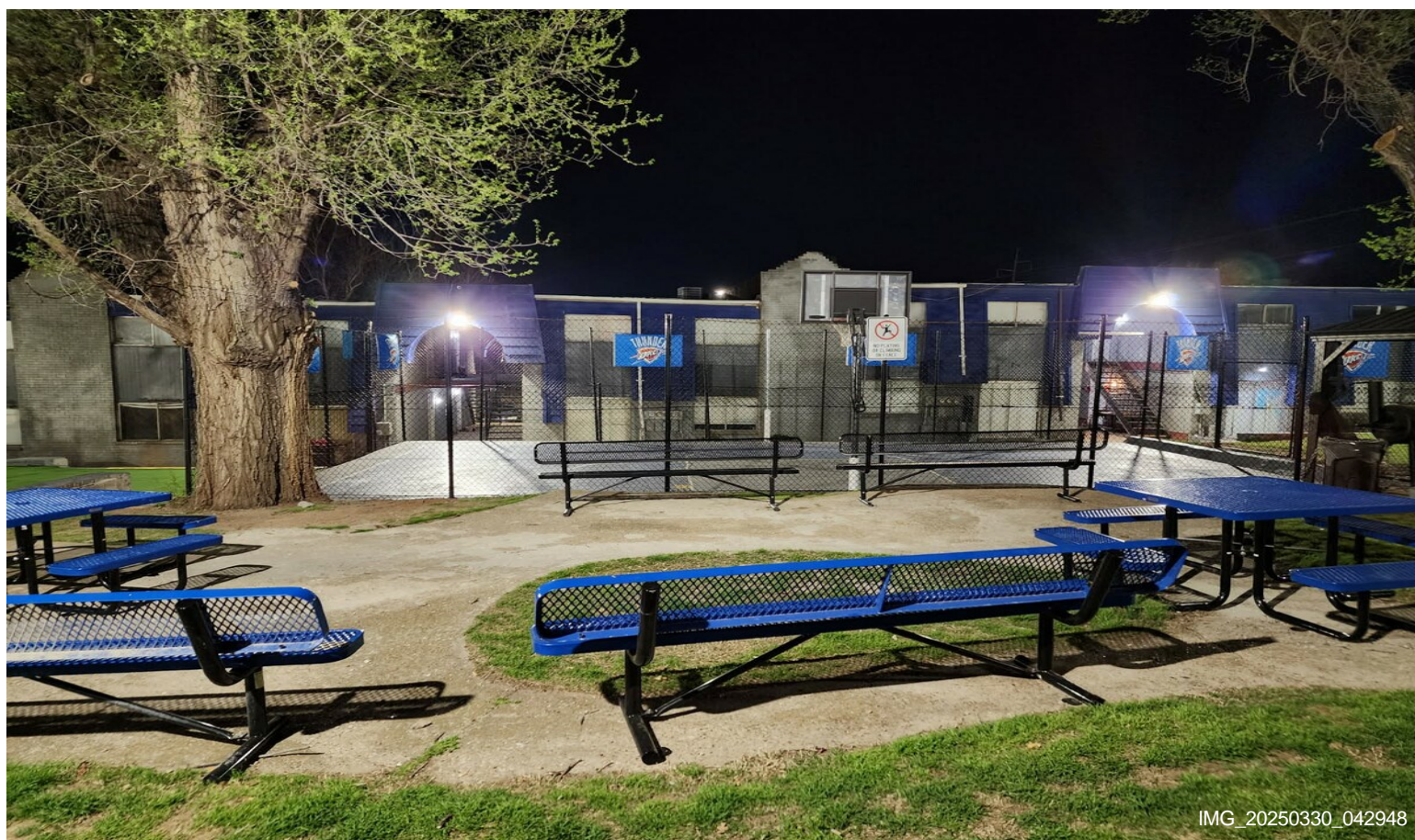


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# Property Photos



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# Property Photos



Building Photo



Building Photo



# Property Photos



Building Photo



Building Photo

# Property Photos



Building Photo



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# Property Photos



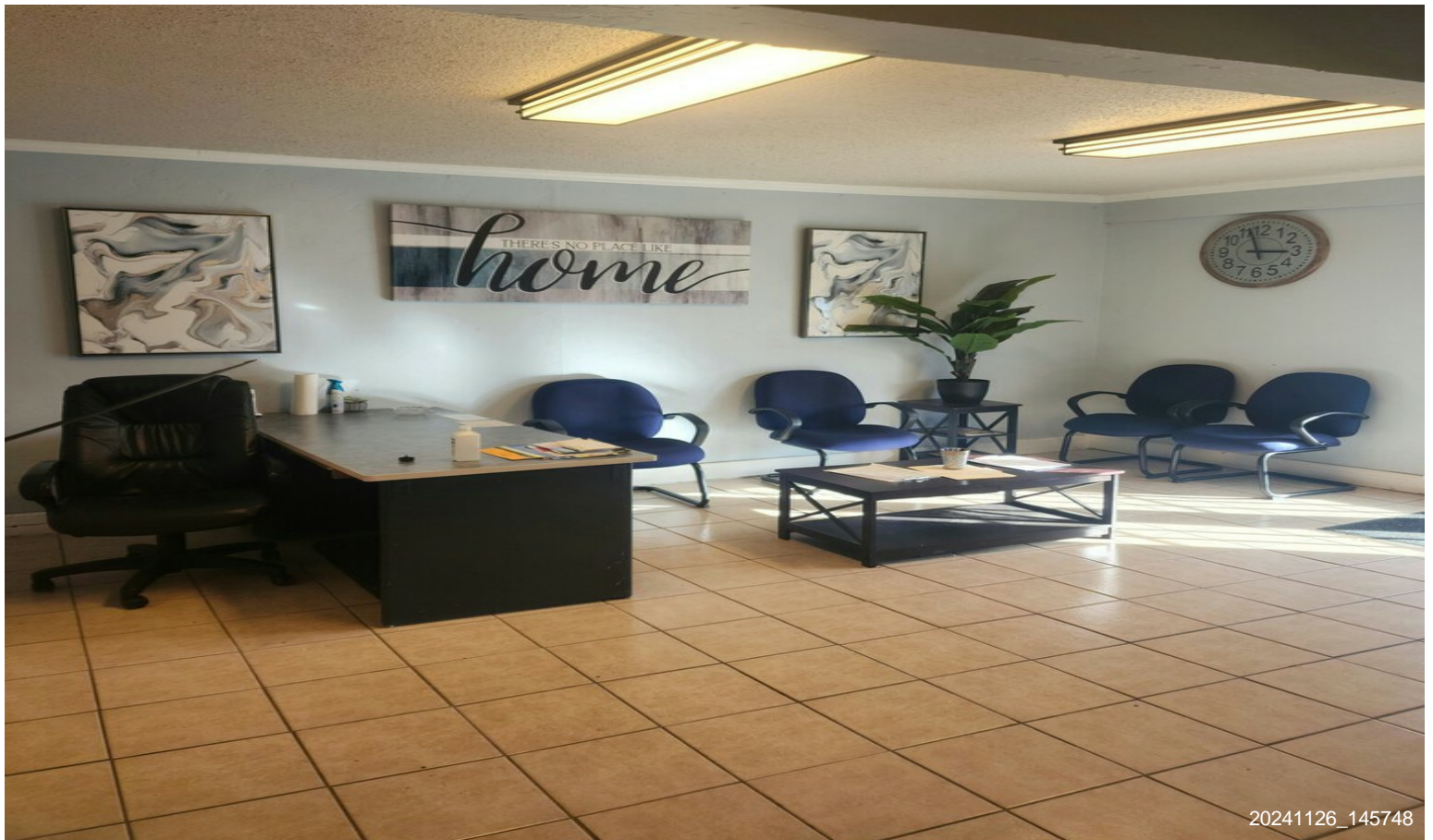
# Property Photos



# Property Photos



# Property Photos



# Property Photos



the-heritage-ridge-apartments-oklahoma-city-ok-building-photo(5)



Building Photo

# Property Photos

**The Heritage Ridge Apartments**  
Recently viewed

**OKC Outlets, 7624 W Reno Ave Su...**

**7 min** (2.2 mi)  
Fastest route now due to traffic conditions  
Saves 12% gas - On-site

[Preview](#) [Add stops](#) [Share](#)

**OKC Outlets, 7624 W Reno Ave...**

See similar places

**OKC Outlets**  
Outlet mall · **Closed** · Opens 11 AM Wed

**Nike Factory Store - O...**  
4.4 ★★★★★ (833)  
Sportswear store

**Converse Factory**  
4.4 ★★★★★ (78)  
Shoe store

[Directions](#) [Call](#) [Directory](#)

OKC Outlets 2



# Property Photos

The Heritage Ridge Apartments  
Westgate Marketplace, 6400 W R...

7 min  
8 min

Drive

7 min (2.5 mi)  
Fastest route, the usual traffic  
Saves 20% gas

Preview Add stops Share

This is a Google Maps interface showing a route from 'The Heritage Ridge Apartments' to 'Westgate Marketplace, 6400 W R...'. The map displays a blue route with a 7-minute drive time for 2.5 miles. A secondary route is shown with an 8-minute drive time. The map includes labels for 'GREENVALE', 'BRIARWOOD ESTATES', 'MANWELL', and 'HARBOR FREIGHT'. Below the map, there are navigation options for 'Drive', '7 min (2.5 mi)', and 'Fastest route, the usual traffic'. There are also buttons for 'Preview', 'Add stops', and 'Share'.

## Westgate Marketplace

4.1 ★★★★★ (4,579)  
Shopping mall · 🚗  
Closed · Opens 10 AM Wed

Directions Call Directory

Walmart, Vintage Stock, Hobby lobby, Home depot and more!!  
Walmart (38)

Directory Reviews Photos Updates About

Latest 15 days ago

Videos

This is a Google Maps listing for 'Westgate Marketplace'. It shows a 4.1 star rating from 4,579 reviews. The listing is marked as 'Closed' and 'Opens 10 AM Wed'. There are buttons for 'Directions', 'Call', and 'Directory'. Below the listing, there are several photos, including a large image of a 'DICK'S SPORTING GOODS' store. A text overlay on the photo says 'Walmart, Vintage Stock, Hobby lobby, Home depot and more!!' and 'Walmart (38)'. At the bottom, there are tabs for 'Directory', 'Reviews', 'Photos', 'Updates', and 'About'. There is also a 'Latest' section with a photo and the text 'Latest 15 days ago' and a 'Videos' section with a photo and the text 'Videos'.

# Property Photos



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20221212\_182442

# Property Photos



# Property Photos



20221212\_182510



IMG\_20230425\_195012 (6)

# Property Photos



Building Photo



20220715\_191808

# Property Photos



Building Photo



Building Photo

# Property Photos

