

Central Mall
200 SW C Avenue, Lawton, OK 73501
Suite 57
Negotiable

RETAIL PROPERTY FOR LEASE



LEASE RATE

NEGOTIABLE

PROPERTY OVERVIEW

Located in the center area of the mall just southeast of the food court. This corner retail suite offers an entrance from both the west and south sides. Track lighting brightens the carpeted showroom, and ample storage with shelving is available in the north part of the space. Signage is very visible above both entrances. Space is located next to Zales and American Eagle Outfitters.

PROPERTY HIGHLIGHTS

- ±1,260sf
- Located within Lawton's high traffic Central Mall in the Central Business District

OFFERING SUMMARY

Available SF:	±1,260sf
Lease Rate:	Negotiable
Lot Size:	±9.63 Acres
Year Built:	1979
Building Size:	±600,000 SF
Renovated:	2002
Zoning:	CBD

JASON WELLS

580.353.6100
jwells@insightbrokers.com

Measurements and other information are obtained from Owner and/or other reliable sources and are offered as an aid for investment analysis. Although deemed reliable, information is not guaranteed and is provided subject to errors, omissions, prior sale or withdrawal.

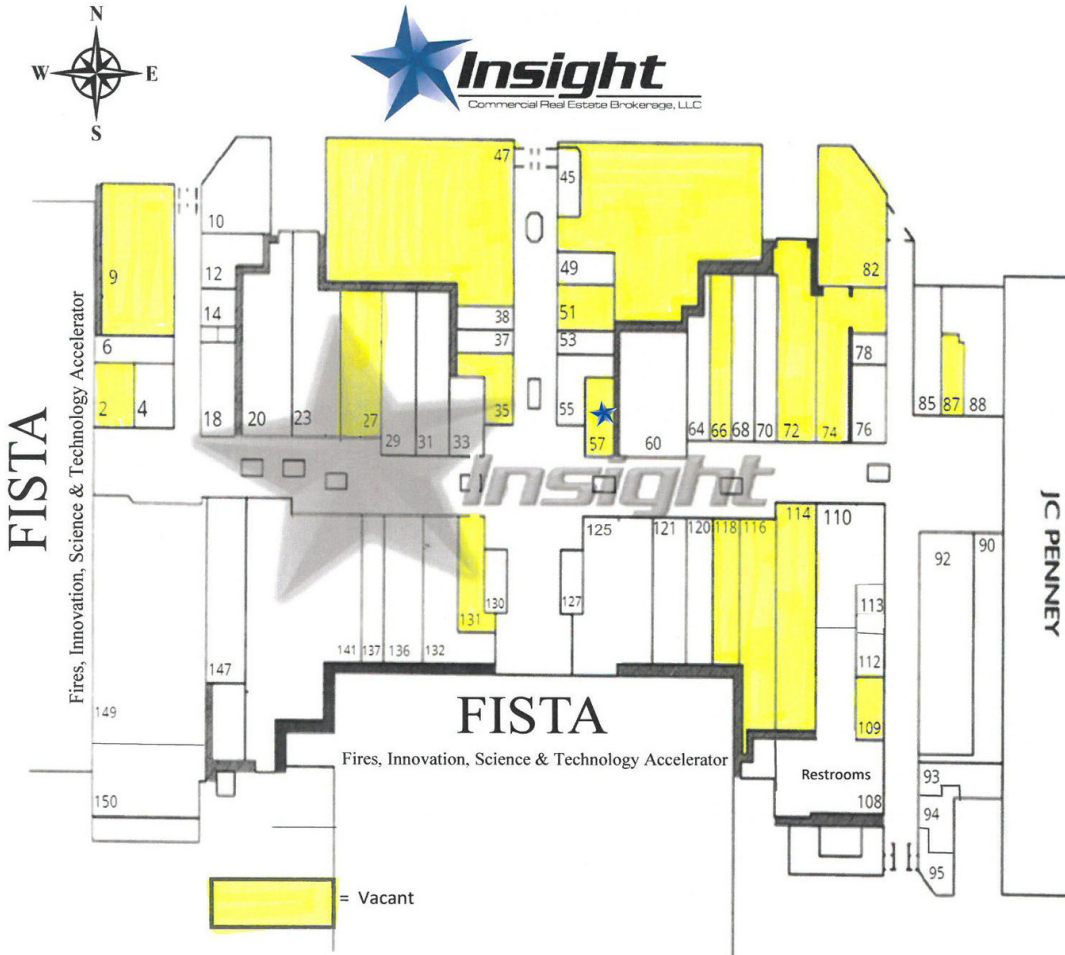


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Directory of Suites:

- | | |
|--|----------------------------------|
| 2. Vacant | 87. Vacant |
| 4. Charley's
Grilled Subs | 88. U.S. Patriot |
| 6. Fashion Nails | 89. JCPenneys |
| 9. Vacant | 90. Bath & Body
Works |
| 10. Temporary
FISTA | 92. Hibbetts |
| 12. Adventure
Travel | 93. Army
Recruiters |
| 14. T-Mobile | 94. Navy
Recruiters |
| 18. Chick-Fil-A | 95. Marine
Recruiters |
| 20. Champs
Sports | 108. I.T.S.
Beauty
School |
| 23. The Buckle | 109. Vacant |
| 27. Vacant | 110. Rue 21 |
| 29. Zumiez | 112. Army
National
Guard |
| 31. Torrid | 113. Air Force |
| 33. Journeys | 114. Vacant |
| 35. Vacant | 116. Vacant |
| 37. Italia Express | 118. Vacant |
| 38. Pho'licious | 120. Spencer's |
| 45. Arcade | 121. Bath &
Body
Works |
| 47. Vacant-
(Former Movie
Theater) | 125. Victoria
Secret/
Pink |
| 49. Go Spa | 127. Great
American
Cookie |
| 51. Vacant | 130. Claires |
| 53. Nori | 131. Vacant |
| 55. Zales | 132. Tradehome
Shoes |
| 57. Vacant | 136. Foot Locker |
| 60. American
Eagle | 137. Hot Topic |
| 64. Christian
Center
Chapel | 141. Shoe Dept.
Encore |
| 66. Vacant | 147. Maurices |
| 68. Arcade | 149. Old Navy |
| 70. CBD
Unlimited | 150. UPS |
| 72. Vacant | |
| 74. Vacant | |
| 76. Eclipse
Barber | |
| 78. Central Ink | |
| 82. Vacant | |
| 85. Gamestop | |



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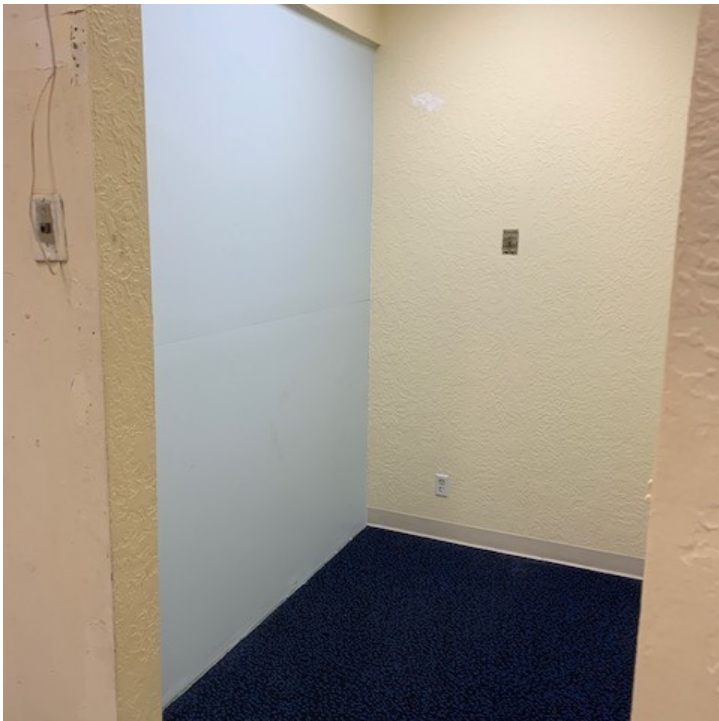
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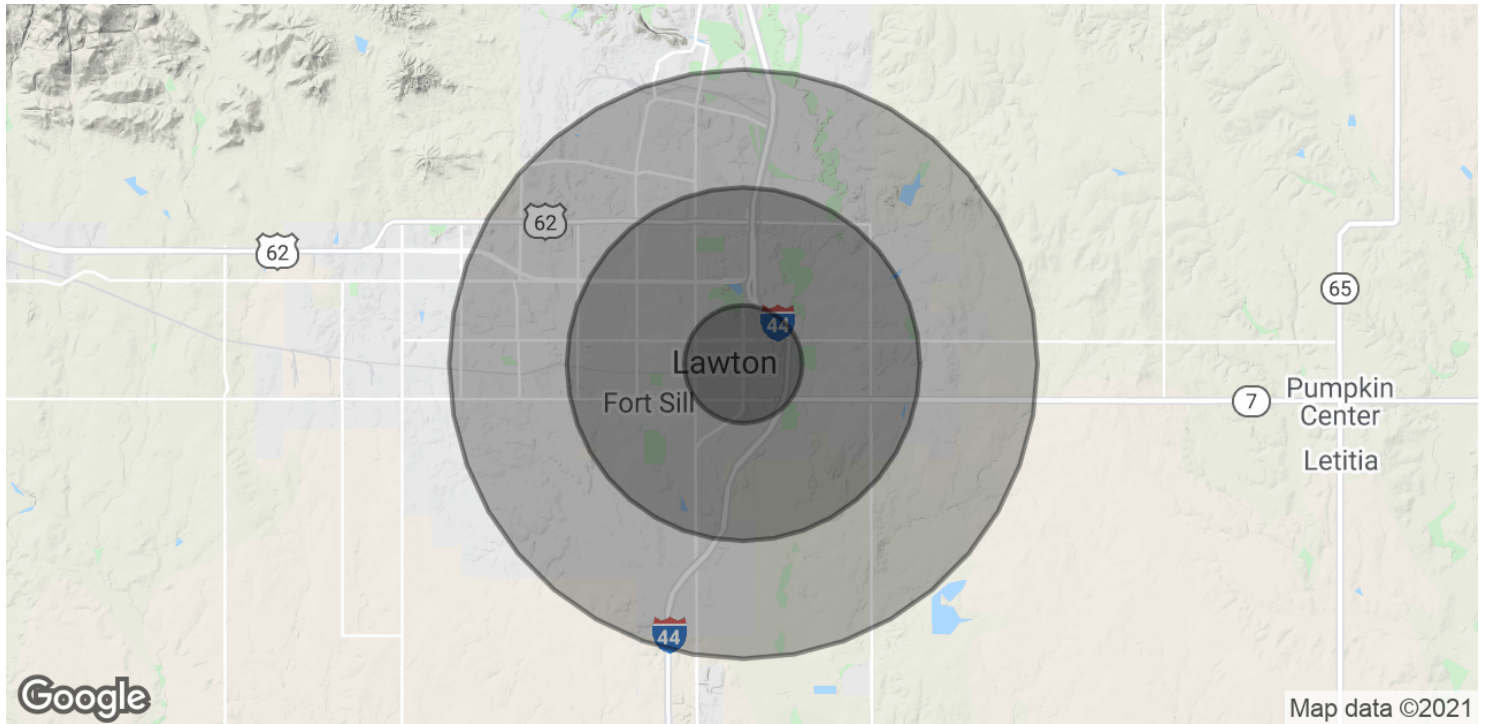


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,525	35,868	69,539
Average age	36.9	31.8	31.8
Average age (Male)	38.1	31.6	31.5
Average age (Female)	31.8	31.8	32.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,428	14,712	26,608
# of persons per HH	2.3	2.4	2.6
Average HH income	\$33,388	\$40,297	\$46,177
Average house value	\$88,396	\$73,385	\$104,091

* Demographic data derived from 2010 US Census

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