

Retail For Lease

The Enclave

10245 S 82nd E Ave Street, Tulsa, OK 74133

WIGGIN
PROPERTIES, LLC



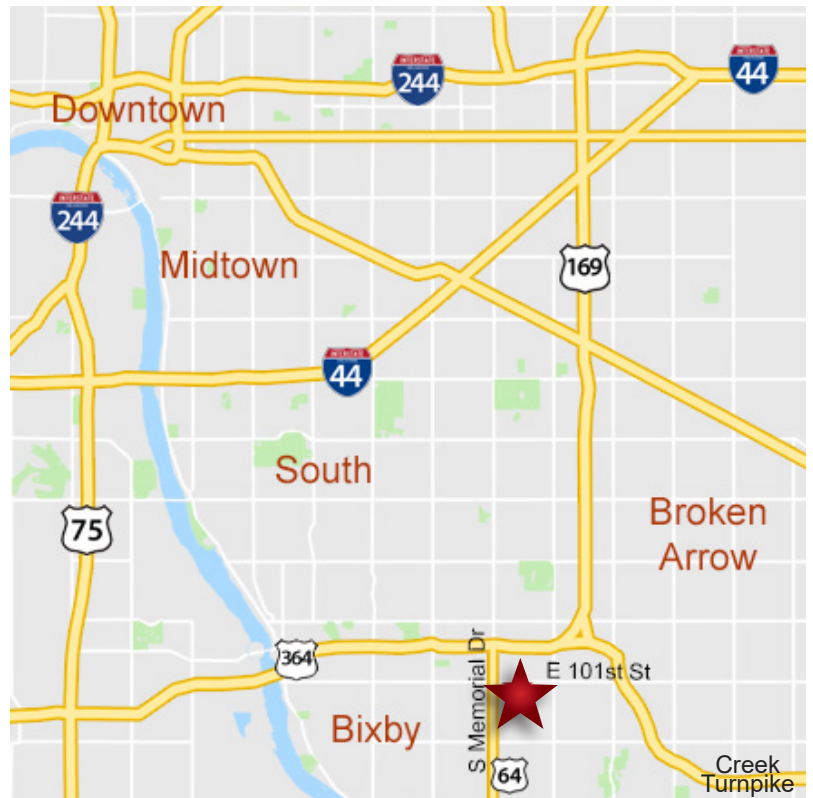
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Shopping Center

Center Size: 13,309 SF
 Available SF: 1,896 - 6,800 SF
 Lease Rate: \$32 - \$36 psf NNN
 Traffic Counts: 54,000 vpd Memorial Dr
 36,159 vpd S 81st E Ave
 20,500 vpd E 101st St S

Highlights

- Convenient Access to Creek Turnpike & I-169.
- High Traffic Corridor with 54,000+ Cars per day.
- National and Local Retailers in the Area.
- New Construction Building off S Memorial Dr and E 102nd St S.
- Building Signage Available.
- Area retail includes Costco, Target, Sprouts, Aldi, Ulta, HomeGoods, CVS, Raising Cane's, IHOP, Chick-fil-a, Lifetime Fitness, Walmart Super Center, QuikTrip, Panda Express, Papa Johns Pizza, and more.



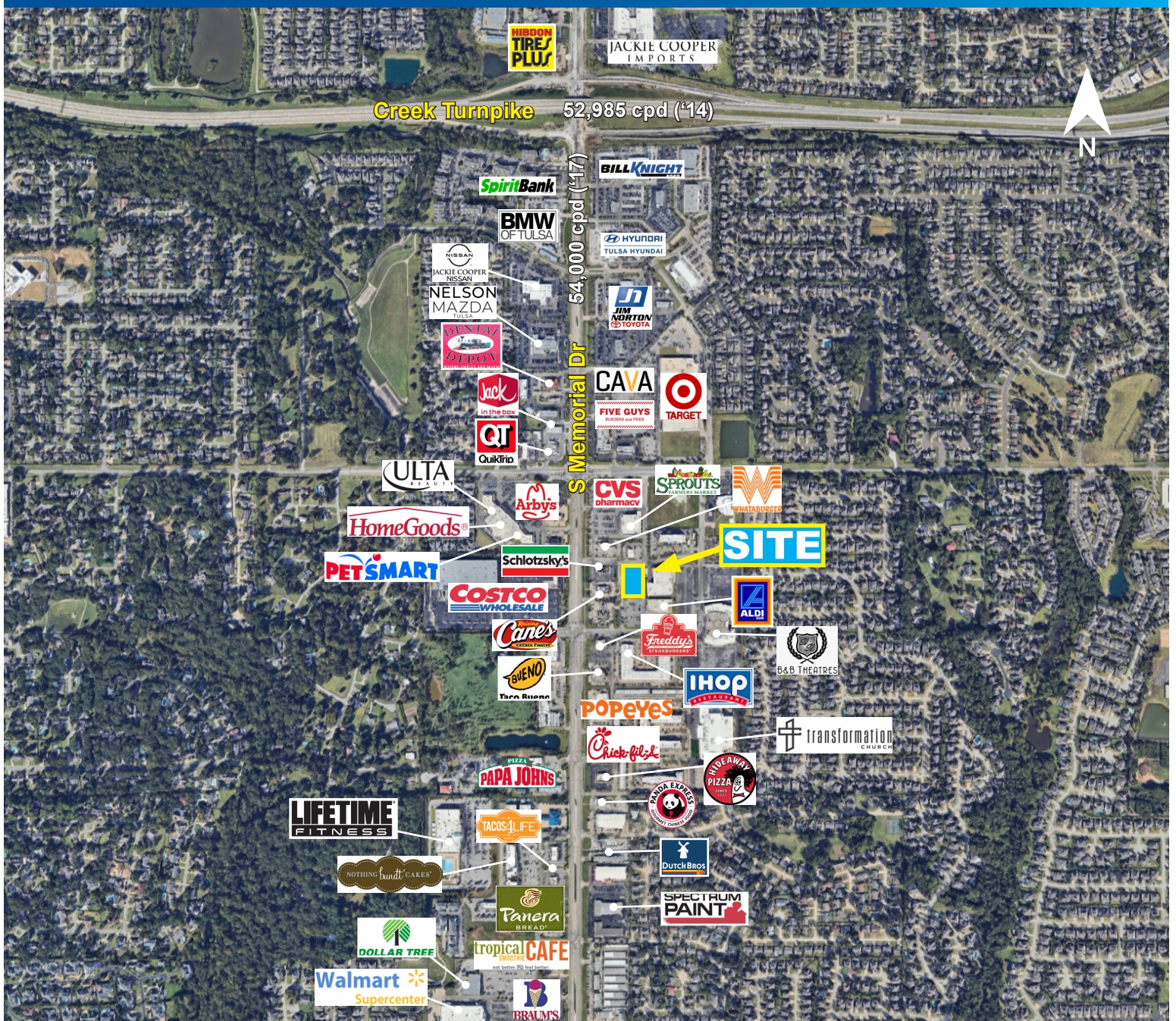
Vicki Patterson, CCIM | Erica Cunningham 918.935.2010

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2023	1 Mile	3 Miles	5 Miles
Population	9,760	70,579	179,824
Average HH Income	\$123,700	\$121,042	\$104,414
Owner Occupied Units	3,043	20,775	50,839
Renter Occupied Units	725	8,210	23,472

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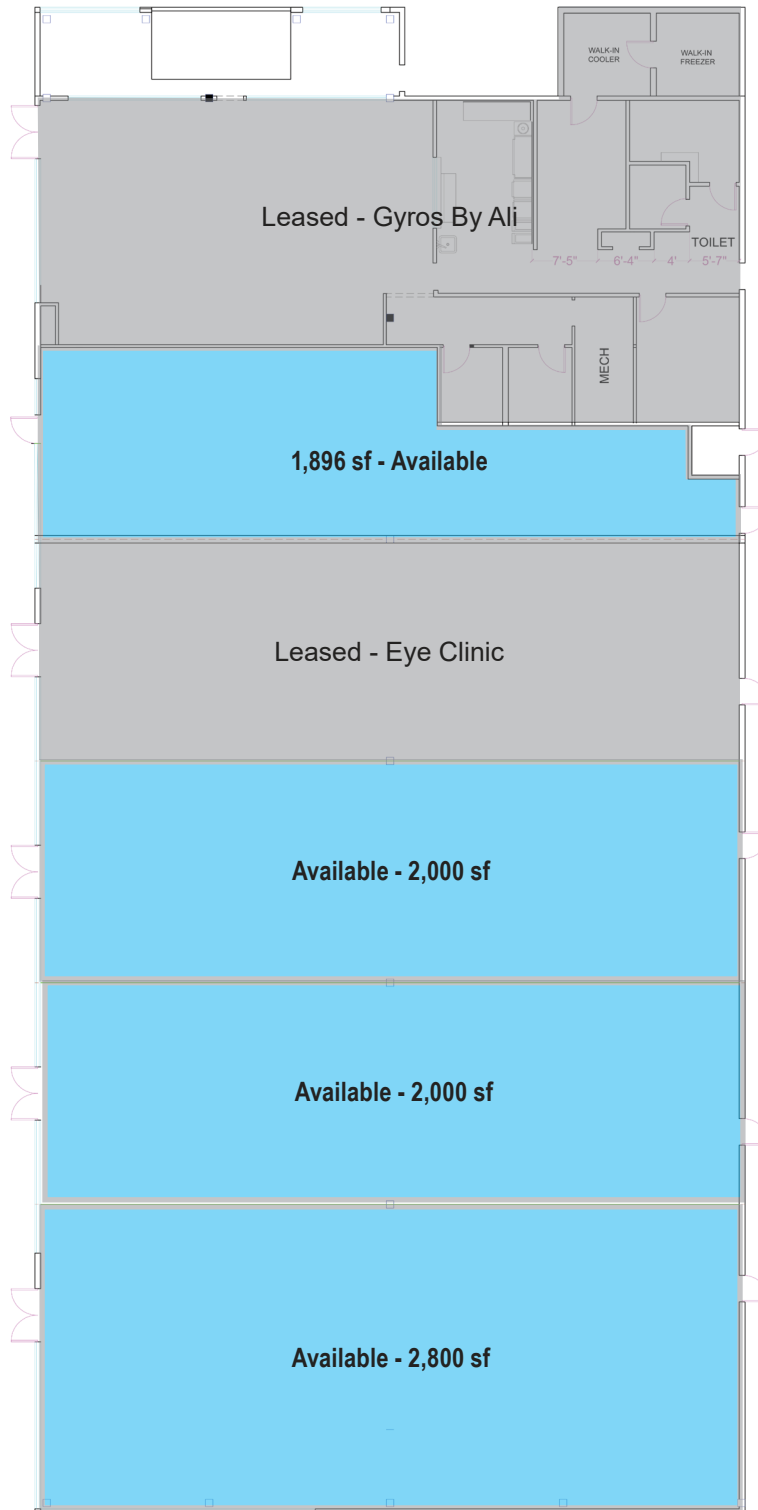
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Floor plan



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