

601-603 N.W. 23<sup>rd</sup> STREET  
OKLAHOMA CITY, OK 73103

NAIRED

COMMERCIAL  
REAL ESTATE

## TURNKEY RESTAURANT & BAR FOR LEASE

Lease Price: \$22.00/SF/NNN

NNN Charges: \$4.00/SF

**SUITE B** - 2,723 SF MOL



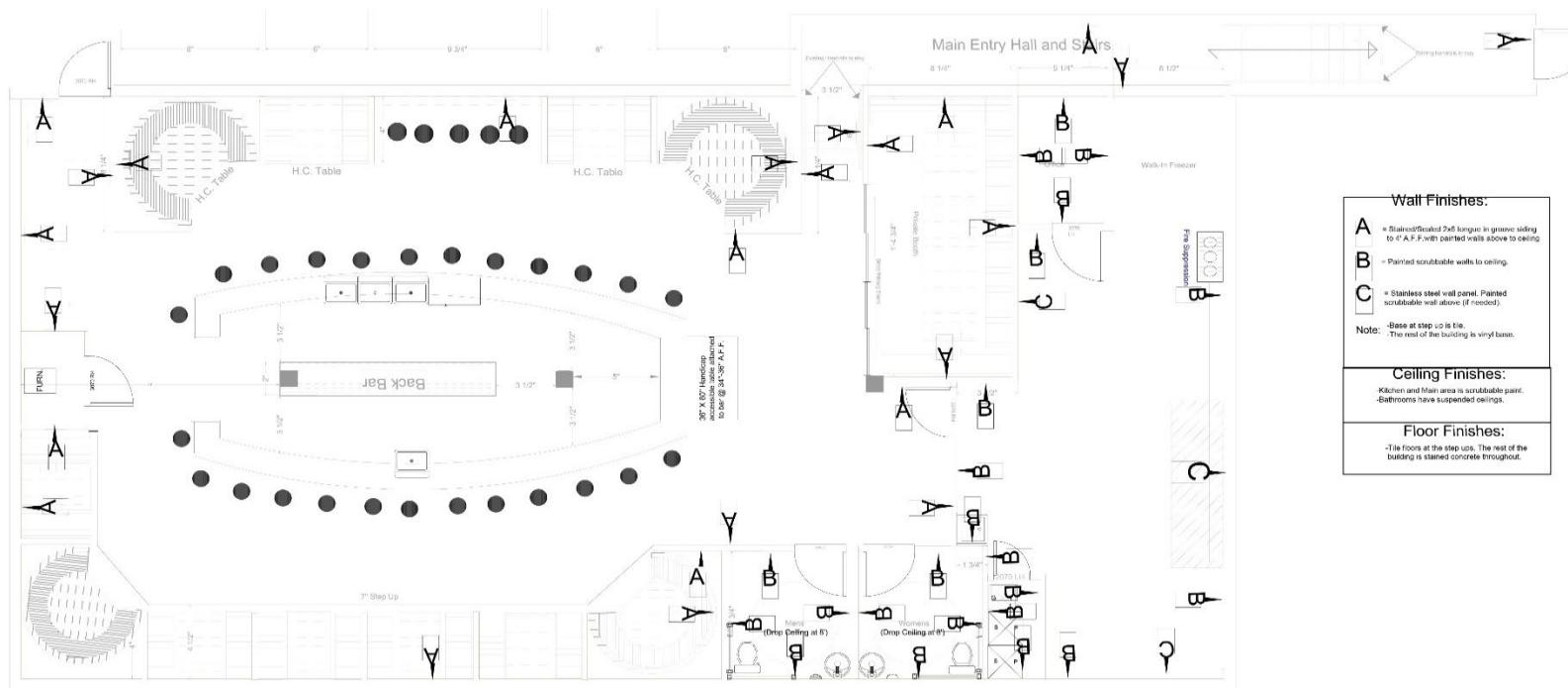
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SAM@NAIRED.COM

NATHAN WILSON  
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## PROPERTY HIGHLIGHTS

- Parking Available on the North Side of the Building
- Internal Access
- Shared Restrooms
- Turnkey Basement Bar & Restaurant
- Vent Hood
- Walk-in Freezer
- Recently Updated

## LOCATION HIGHLIGHTS

- Located in Uptown
- Frontage along 23rd Street
- Proximity to I-235

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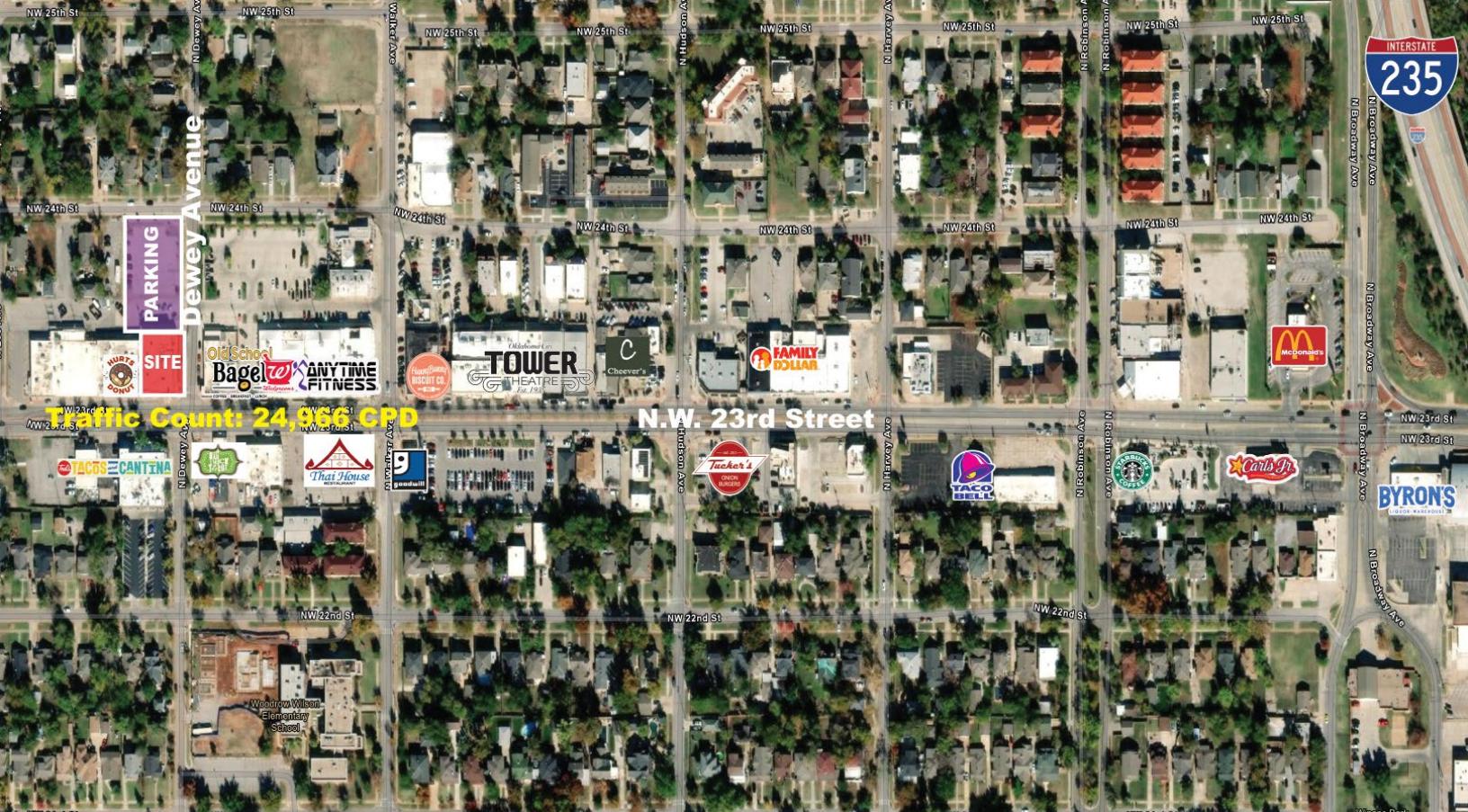
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## DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	14,278	87,270	201,711
AVERAGE HOUSEHOLD INCOME	\$103,822	\$74,701	\$69,499
TOTAL HOUSEHOLDS	6,838	38,159	83,047

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