

The Shoppes On Broadway

3224 S Broadway Edmond, OK 73013



RETAIL SPACE NOW AVAILABLE

Available SF:	1,130 - 2,350 SF
Lease Rate:	Negotiable
Building Size:	123,925 SF
Market:	North
Sub Market:	Edmond
Cross Streets:	33rd Street & S Broadway

PROPERTY OVERVIEW

Located in the heart of Edmond at the intersection of 33rd Street & Broadway, this upscale center is a shopping destination with premier Tenants including: Hobby Lobby, Bella Strada Spa & Salon, I.O. Metro, J.Spencer, Hallmark and many more.

Edmond's finest mixed use development; premier retail space. Pad Sites available, Sale, Ground Lease or Build To Suit. Office and storage space is also available.

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FOR MORE INFORMATION, CONTACT

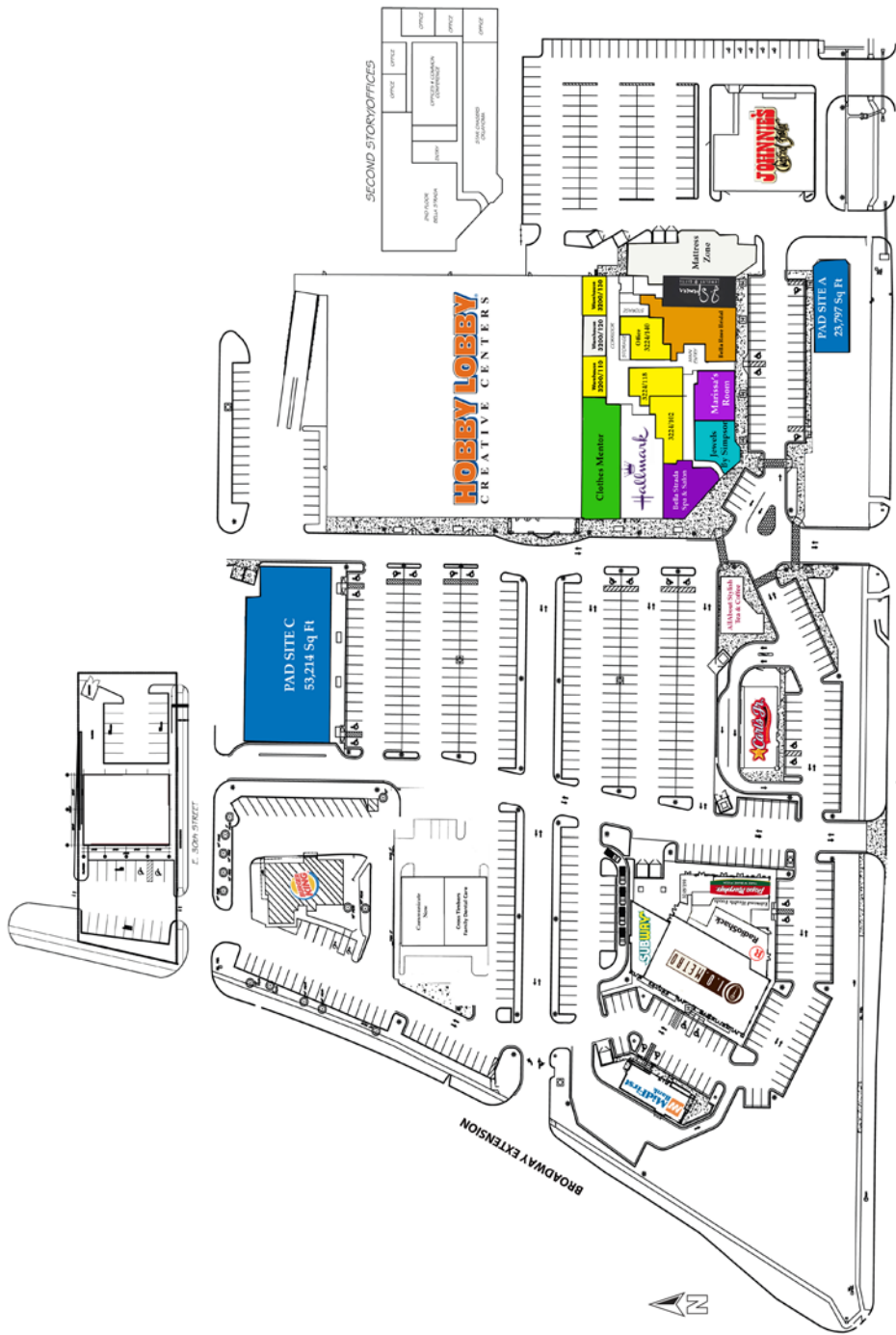
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SPACES AVAILABLE

#3224-102	1,200 sf
#3224-118	2,350 sf
#3224-140	1,710 sf

PAD SITES AVAILABLE (+/-)

Pad Site A	23,797 sf (0.546 acres)
Pad Site C	53,214 sf (1.222 acres)

Prominent Pad Sites Available –
Sale, Ground Lease or Build To Suit

OFFICE & STORAGE SPACES AVAILABLE

#3200-110	1,130 sf
#3200-130	1,160 sf

TRAFFIC COUNTS (per ACOG)

Broadway	north	35,118
Broadway	south	41,700
33rd St	east	21,737
33rd St	west	12,638

DEMOGRAPHICS

	1 Mile	3 Mile	5 Miles
Population	7,865	64,213	141,589
Ave HH Income	\$65,080	\$74,818	\$77,696

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. You and your legal and technical advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.