

# 2200 S. Douglas Blvd.

2200 S Douglas Blvd Oklahoma City, OK 73130



## OFFICE SPACE NOW AVAILABLE

|                        |                              |
|------------------------|------------------------------|
| <b>Available SF:</b>   | 3,000 SF                     |
| <b>Lease Rate:</b>     | \$18.50 SF/yr (Full Service) |
| <b>Lot Size:</b>       | 1.49 Acres                   |
| <b>Building Size:</b>  | 8,910 SF                     |
| <b>Building Class:</b> | A                            |
| <b>Year Built:</b>     | 1999                         |
| <b>Zoning:</b>         | PUD                          |
| <b>Sub Market:</b>     | Midwest City                 |

## PROPERTY OVERVIEW

This 8,910 SF building was built in 1999, and is home to the International Bank of Commerce. The building currently contains 3,000 SF of Class A office space available for lease. The location allows users and customers to conveniently access I-40 which is less than a mile away, and Tinker Air Force Base which is less than a mile and a half away. The tenant will have the opportunity for signage which is visible to the 27,000 cars that pass by this location per day.

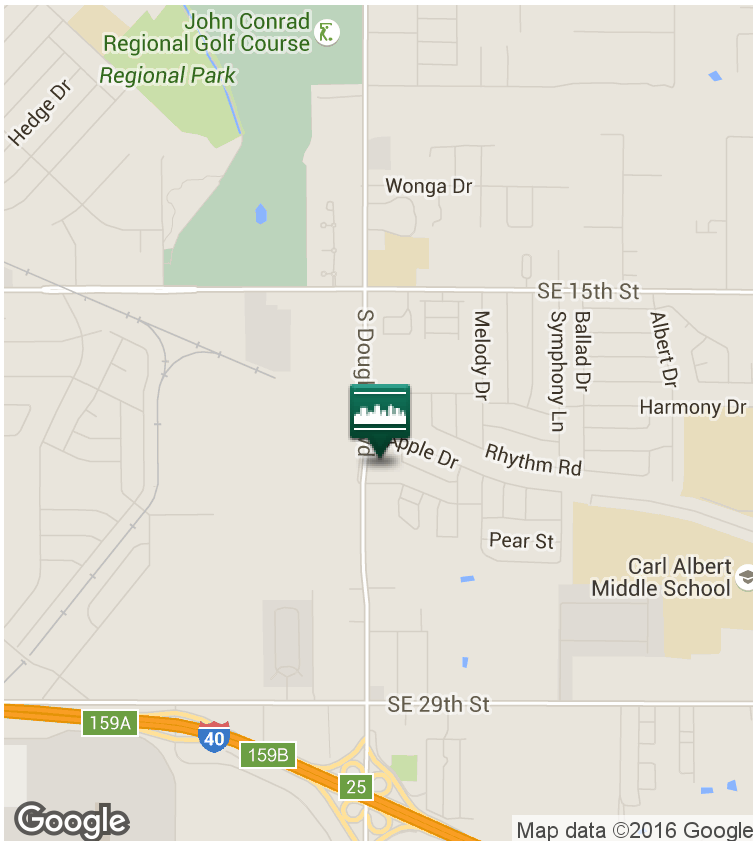
## FOR MORE INFORMATION, CONTACT

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## DEMOGRAPHICS (per 2010 Census; 5 Miles Radius)

|                     |           |
|---------------------|-----------|
| Total Population    | 100,546   |
| Population Density  | 100,546   |
| Median Age          | 35.4      |
| Median Age (Male)   | 34.1      |
| Median Age (Female) | 36.6      |
| Total Households    | 40,826    |
| # of Persons Per HH | 2.5       |
| Average HH Income   | \$53,085  |
| Average House Value | \$103,820 |