

RESTAURANT SPACE AVAILABLE

1704 NW 16th, Oklahoma City, OK 73106

Plaza District



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Property is located in the heart of the Plaza District, which is home to galleries, studios, retail shops, restaurants, performance venues and creative services. The area also hosts Live! on the Plaza on the 2nd Friday of each month, with live music and fresh food, as well as the Plaza District Festival in the fall. This location is easily accessible from Midtown, Uptown and the Downtown market.

OFFERED FOR LEASE

Available RSF	2,900 SF - 5,200 SF
Lease Rate	\$25.00/SF
NNN	\$2.40/SF
Market	Oklahoma City
Submarket	Northwest
Cross Streets	N Blackwelder Ave. & NW 16th St.

CONTACT US

GEORGE WILLIAMS, CCIM

Retail Investment Specialist

(405) 239-1270 | gwilliams@priceedwards.com

(Up to 1.75 Acres - Demisable)

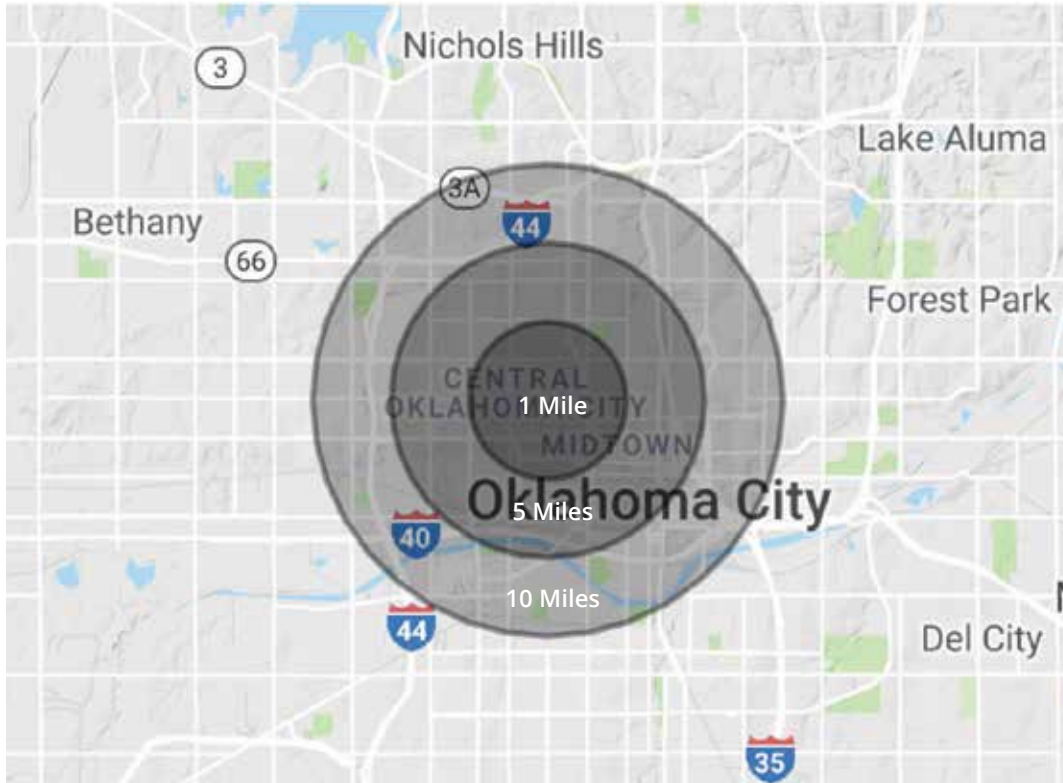
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DEMOGRAPHIC MAP



PROPERTY HIGHLIGHTS

- Opportunity to lease in the Plaza District of OKC.
- Vibrant district with nightlife, dining, shops, and services.
- On-site parking and outdoor patio.
- Proven restaurant location.

DEMOGRAPHICS

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	15,816	47,609	83,806
Median Age	31.9	33.4 34.3	34.3
Median Age (Male)	32.6	33.8	34.0
Median Age (Female)	30.4	32.5	34.4

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	5,976	19,796	35,212
# of persons per HH	2.6	2.4	2.4
Average HH Income	\$46,888	\$49,155	\$49,352
Average House Value	\$161,455	\$172,681	\$154,803

TRAFFIC COUNTS

NW 16th	east/west	7,437
N. Penn Ave.	north/south	16,004
N. Classen Ave.	north/south	25,273

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