

# HERRIMAN BUILDING

923 Robinson Avenue Oklahoma City, OK 73102



## OFFERING SUMMARY

Available SF:	1st Floor 3,350 SF MOL 3rd Floor 3,811 SF, MOL
Lease Rate:	\$17.50 SF/yr (Full Service)
Lot Size:	0.31 Acres
Year Built:	1925
Building Size:	18,710
Renovated:	2005
Market:	CBD
Submarket:	Midtown

### C. DEREK JAMES

Broker, Associate  
djames@priceedwards.com  
405.239.1206  
210 Park Ave, Suite 700, Oklahoma City, OK 73102  
priceedwards.com

## PROPERTY OVERVIEW

The Herriman Building is located in the Midtown District of Oklahoma City. Midtown is located north of the central business district, west of Automobile Alley and east of the St. Anthony's Medical Complex. The area is trendy, pedestrian-friendly and known for its diverse dining, shopping, and live music experiences. The new streetcar passes right in front of the Herriman Building.

## PROPERTY HIGHLIGHTS

### FREE SURFACE PARKING

### BEAUTIFUL CLASSIC RED BRICK MID-RISE OFFICE BUILDING

### LOCALLY OWNED, PROFESSIONALLY MANAGED

### FULL SERVICES GROSS LEASES

# HERRIMAN BUILDING

923 Robinson Avenue Oklahoma City, OK 73102



## C. DEREK JAMES

Broker, Associate

[djames@priceedwards.com](mailto:djames@priceedwards.com)

405.239.1206

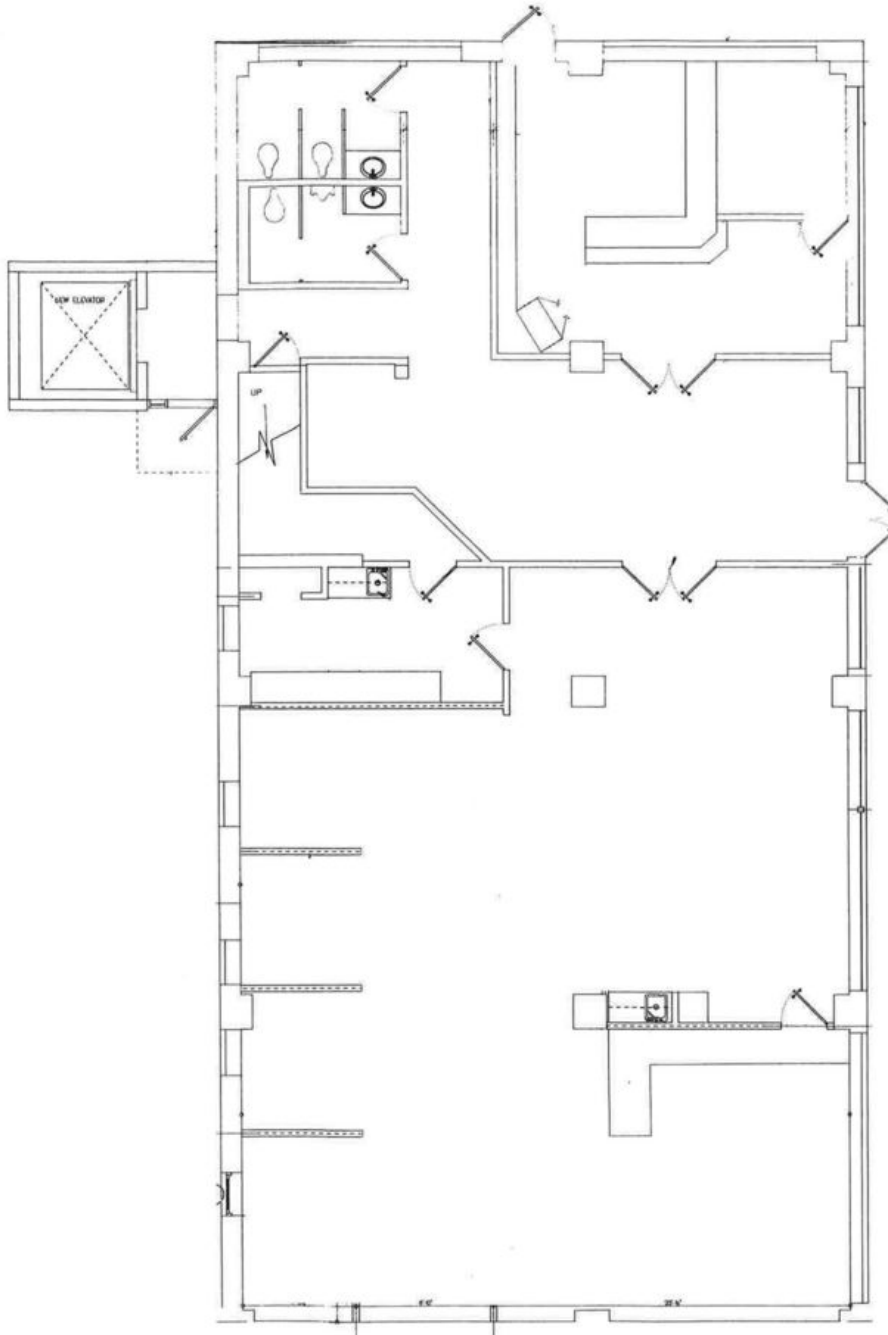
210 Park Ave, Suite 700, Oklahoma City, OK 73102

[priceedwards.com](http://priceedwards.com)

The information above has been obtained from sources believe 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 to the suitability of the property for your needs.

# HERRIMAN BUILDING

Suite 100, First Floor 3,350 Rentable Square Feet



## C. DEREK JAMES

Broker, Associate

djames@priceedwards.com

405.239.1206

210 Park Ave, Suite 700, Oklahoma City, OK 73102

priceedwards.com

# HERRIMAN BUILDING

923 Robinson Avenue Oklahoma City, OK 73102



## C. DEREK JAMES

Broker, Associate

[djames@priceedwards.com](mailto:djames@priceedwards.com)

405.239.1206

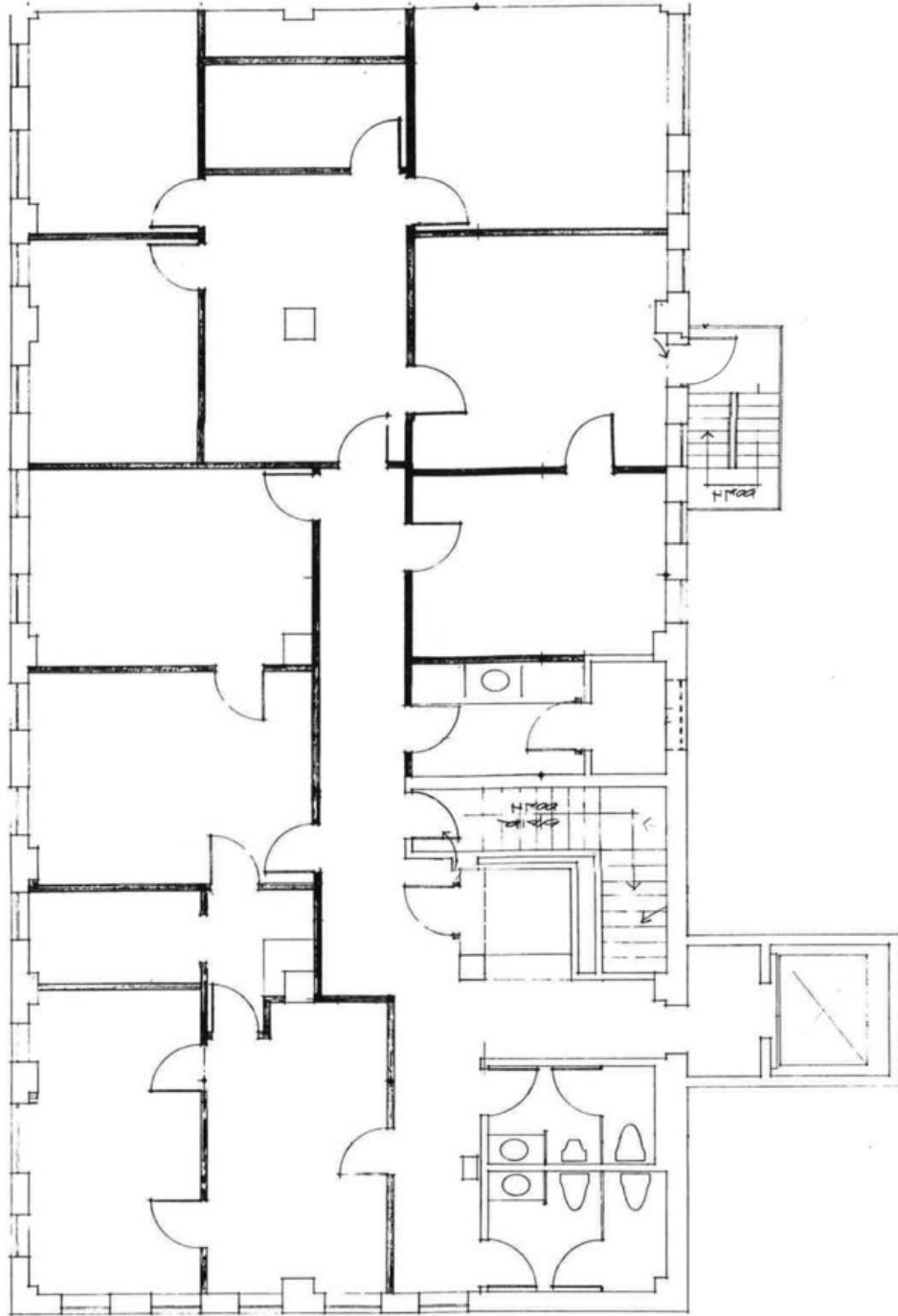
210 Park Ave, Suite 700, Oklahoma City, OK 73102

[priceedwards.com](http://priceedwards.com)

The information above has been obtained from sources believe 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 to the suitability of the property for your needs.

# HERRIMAN BUILDING

Suite 300, All 3rd Floor, 3,811 Rentable Square Feet



## C. DEREK JAMES

Broker, Associate

djames@priceedwards.com

405.239.1206

210 Park Ave, Suite 700, Oklahoma City, OK 73102

priceedwards.com

# HERRIMAN BUILDING

923 Robinson Avenue Oklahoma City, OK 73102



<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total population	6,913	71,717	195,515
Median age	34.7	33.4	33.5
Median age (Male)	35.4	33.6	33.0
Median age (Female)	32.5	33.4	34.0
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total households	3,341	28,843	76,775
# of persons per HH	2.1	2.5	2.5
Average HH income	\$63,535	\$44,041	\$45,129
Average house value	\$395,308	\$166,012	\$141,446

\* Demographic data derived from 2010 US Census

## C. DEREK JAMES

Broker, Associate

djames@priceedwards.com

405.239.1206

210 Park Ave, Suite 700, Oklahoma City, OK 73102

priceedwards.com