

LAKESHORE SHOPPING CENTER - GROUND LEASE AVAILABLE

NW 63rd St & Northwest Expressway - (4200 NW Expwy), Oklahoma City, OK 73116



LAND SPACE NOW AVAILABLE

Available SF:	35,000 SF
Lease Rate:	Negotiable
Lot Size:	0.8 Acres
Sub Market:	north
Cross Streets:	NW 63rd St & Northwest Expressway 061419

Lakeshore Shopping Center is located on the busy intersection of NW 63rd & NW Expressway.

This lot is part of Lakeshore Shopping Center and is located directly south of Buffalo Wild Wings, offering excellent access and visibility.

Currently being offered for Ground Lease.

KARLEEN KRYWUCKI

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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.

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DEMOGRAPHICS (per 2010 Census; 3 Miles Radius)

Total Population	89,395
Population Density	89,395
Median Age	36.5
Median Age (Male)	35.6
Median Age (Female)	37.8
Total Households	39,218
# of Persons Per HH	2.3
Average HH Income	\$57,372
Average House Value	\$154,691

TRAFFIC COUNTS (per ACOG)

Northwest Expressway	east	53,228
Northwest Expressway	west	56,430
NW 63rd St	east	17,322
NW 63rd St	west	17,425

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