NOW AVAILABLE

AERIAL

FOR LEASE 1500 24TH AVENUE NORTHWEST :: NORMAN, OKLAHOMA 73069

Retail 24/7.

NOW AVAILABLE



Rock Creel N KOHES Iniversity Of Okichome Westheimer Airport VALLIANCE BANK HOMELAN

DEMOGRAPHICS	2015 ESTIMATED DEMOGRAPHICS			
		3 m	iles 5 miles	7 miles
	POPULATION:	51,	151 104,456	150,509
	HOUSEHOLDS:	21,	690 42,409	59,820
	AVERAGE INCOME:	\$79,	705 \$70,734	\$73,551
TRAFFIC COUNTS	TRAFFIC COUNTS			
	ROBINSON STREET			30,561 VPD
	INTERSTATE 35			70,300 VPD
FOR MORE	Mark W. Inman, CPA	Stuart Graham		
INFORMATION	Senior Vice President	First Vice President		
PLEASE	+1 405 272 5326	+1 405 272 5306		
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www.cbre.com	CBRE 3401 NW 63rd Street Suite 400 Oklahoma City, OK 73116		CBRE	





UNIVERSITY TOWN CENTER IN NORMAN ONE OF OKLAHOMA'S PREMIER SHOPPING DESTINATIONS

:: Located on the northeast corner of Interstate 35 and Robinson Street, Norman, Oklahoma

:: Available Space:

*Per Rent Roll

1 A /1B	Space 11 - 6,000 SF* Space 18 - 1,350 SF* Space 20 - 1,400 SF* Space 22 - 1,400 SF*
	Space 23 - 1,400 SF* Space 24 - 1,400 SF* Space 29 - 2,100 SF* Space 30 - 1,400 SF*
2A/2B	Space 7 - 8,000 SF* Space 8 - 4,500 SF* Space 9 - 4,500 SF* Space 11 - 2,500 SF* Space 13 - 1,800 SF*
	Summer F 0 100 SE*

6 Space 5 - 2,100 SF*

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:: Rate:

- \$14.00-\$31.00 per square foot
- :: Trade area neighbors include: University of Oklahoma, Max Westheimer Air Port, Norman Regional Hospital, Hitachi Computer Products America, US Postal Service Training Facility, National Weather Service
- :: Co-Tenants include: Super Target, Kohl's, Academy Sports, Cheddar's, Logan's Roadhouse, Mathis Brothers, Five Guy's Burgers, Zio's, Starbucks, Panda Express, Pei Wei, Dress Barn, Maurices, Ulta, Metro Shoe Warehouse, Qdoba, Discount Tire, Vintage Stock, Monarch Dental, Petco, Kirkland's, Michaels, HomeGoods, DSW, Dollar Tree, Five Guys Burgers & Fries, Zio's Italian Kitchen, Embassy Suites Hotel and Convention Center



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SITE PLAN I-35 NORTH 1-35 NORTH 1-35 NORTH DISCOUNT INTERSTATE DRIVE EAST 9 THE C-DISCOUN 35 ERSONA LEGACY PARK dressbarn LEGACY PARK ULTA REA +/-3.4 ACRES AREA 2C LEGACYGARE ACREAGE 10.28 AC. PEINE Academy AREA 1B 173,900 s 15.77 AC + 27 Qdoba PRO 365 8 **AREA 2A** 24TH AVENUE NW **AREA 1A** 12 8 OUTPAICE 198 EDP 68 ACRES ADDLF. OUTPARCE BANK OUTPARCEI 20 1.86 ACRES 8 8 FUTURE PMRONO PROLIMED & LOK IN BPACES 2.36 ACRES 24th AVENUE N.W. **AREA 6** FUTURE FUTURE REA: 25,000 PARONO REQUIRED 0 4.50 FUTURE -32.000 SF TOWN SQUAR PARIONG 150 SPACES 4 PARIO 1A/1B - STORE LISTING Center Size: 158,516 Sq. Ft. . AREA/5 1 - Target 20 - 1,400 SF, Available CREST MAX WESTHEIMER AIRPORT 2 - 2,400 SF, T-Mobile 21 - 1,400 SF, Allure Nail Spa TOWN SQUARE PARKING 100 SPACES E FUTURE 3 - 1,600 SF, Sally Beauty Supply 22 - 1,400 SF, Available 4 - 1,600 SF, Sport Clips 23 - 1,400 SF, Available MBASSYESU PARIGNG LO 5 - 1,600 SF, Motherhood Maternity 24 - 1,400 SF, Available FUTURE AREA: 105,000 SF HOTELS CONFland Convention Center 6 - 1,600 SF, Great Clips 25 - 3,100 SF, Monarch Dental FUTURE AREA: 30,000 SF PARONO REQUIRED & SON 100 SPACES 7 - 4,000 SF, AT&T Mobility 26 - 1,400 SF, Wingstop 8 - 3,102 SF, Pei Wei Asian Diner 27 - 7,015 SF, Metro Shoe Warehouse FUTURE 9 - 7,800 SF, Dress Barn 28 - 3,000 SF, Qdoba Mexican Grill Area 6 FUTURE AREA: 100,000 SF 冒伤 26.250 SI Center Size: 19,540 SF 10 - 4,500 SF, Maurices 29 - 2,100 SF, Available 30 - 1,400 SF, Available 11 - 6,000 SF, Available 1 - 5.040 SF. Zio's Italian Kitchen 12 - 26,000 SF, TJ Maxx 31 - 1,400 SF, Gigi's Cupcakes 2 - 2,100 SF, GameStop 13 - 7,000 SF, Versona 32 - 1,400 SF, Subway 3 - 1,400 SF, Pearle Vision 00 FUTURE CULTURAL PACILITY +/-26 AC 33 - Logan's Roadhouse 14 - 20,748 SF, Ulta Beauty 4 - 2,450 SF, Five Guys Burgers & Fries AREA 4 34 - Cheddar's Casual Cafe 15 - 20,813 SF, Office Depot 5 - 2,100 SF, Availab 16 - 15,000 SF, Petco 35 - Discount Tire PROPOSED HOTEL PARCEL +/-3.57 AC 6 - 2,450 SF, Cox Communications RECONFIGURE DETENTION BASIN 17 - 1,400 SF, Cell Phone Repair/CPR 36 - Panda Express 7 - 4.000 SF. Mattress Firm 202 18 - 1,350 SF, Available 37 - Kirkland's 8 - IBC Bank 19 - 4,188 SF, Vintage Stock 38 - Mathis Brothers Sleep Studio 9 - Valliance Bank

MAX WESTHEIMER AIRPORT

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