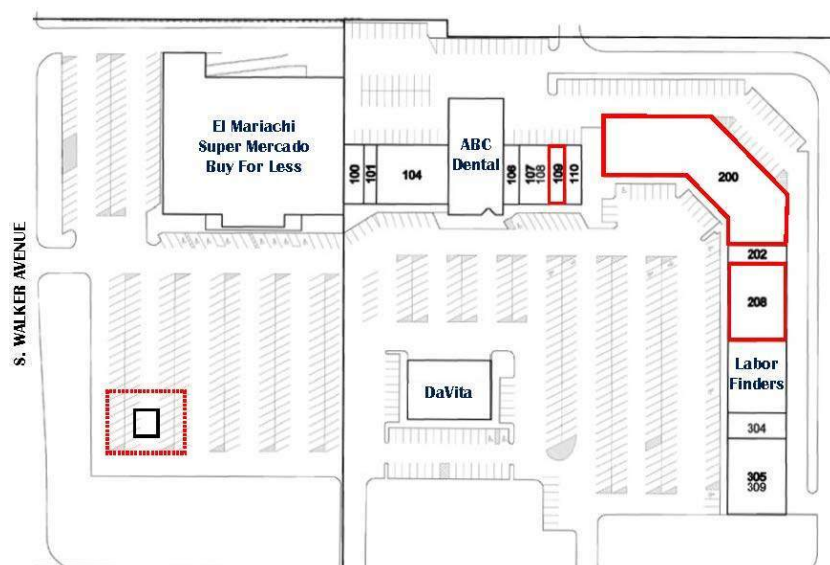


# WALKER SQUARE SHOPPING CENTER • Oklahoma City, OK



**SW 59TH ST. & WALKER AVE.  
OKLAHOMA CITY, OK**

**\$22.00 SF/YR (NNN)**

- New Retail Development
- Hard Corner
- High Traffic Count Corner
- Suites A & B - 1,766 SF Each
- Suite 200 19,483 SF
- Suite 208 6,610 SF
- Suite 109 1,400 SF

## Property Description

Walker Square Shopping Center is a 100,000 square foot, neighborhood shopping center anchored by Buy for Le\$\$ Supermercado—a 38,000 square foot grocery store. Other tenants include ABC Dental, DaVita, and more. The proposed 4,000 square foot out-parcel building will be located on the southwest corner with exposure to both S.W. 59th Street and Walker Avenue. Parcel would be ideal for financial institution, fast food restaurant, or a dry-cleaning location.

## Location Description

Located at the NE corner of SW 59th Street and Walker Avenue in South Oklahoma City. The center benefits from traffic counts of more than 26,000 vehicles per day on Walker Avenue and 33,700 vehicles per day on SW 59th Street.

## Demographic Highlights

	1 Mile	3 Miles	5 Miles
Total Population	13,275	101,003	211,751
Population Density	13,275	101,003	211,751
Median Age	34.6	31.6	32.1
Total Households	5,216	37,112	77,710
# of Persons Per HH	2.5	2.7	2.7
Average HH Income	\$34,774	\$39,902	\$45,767
Average House Value	\$71,488	\$89,413	\$107,387



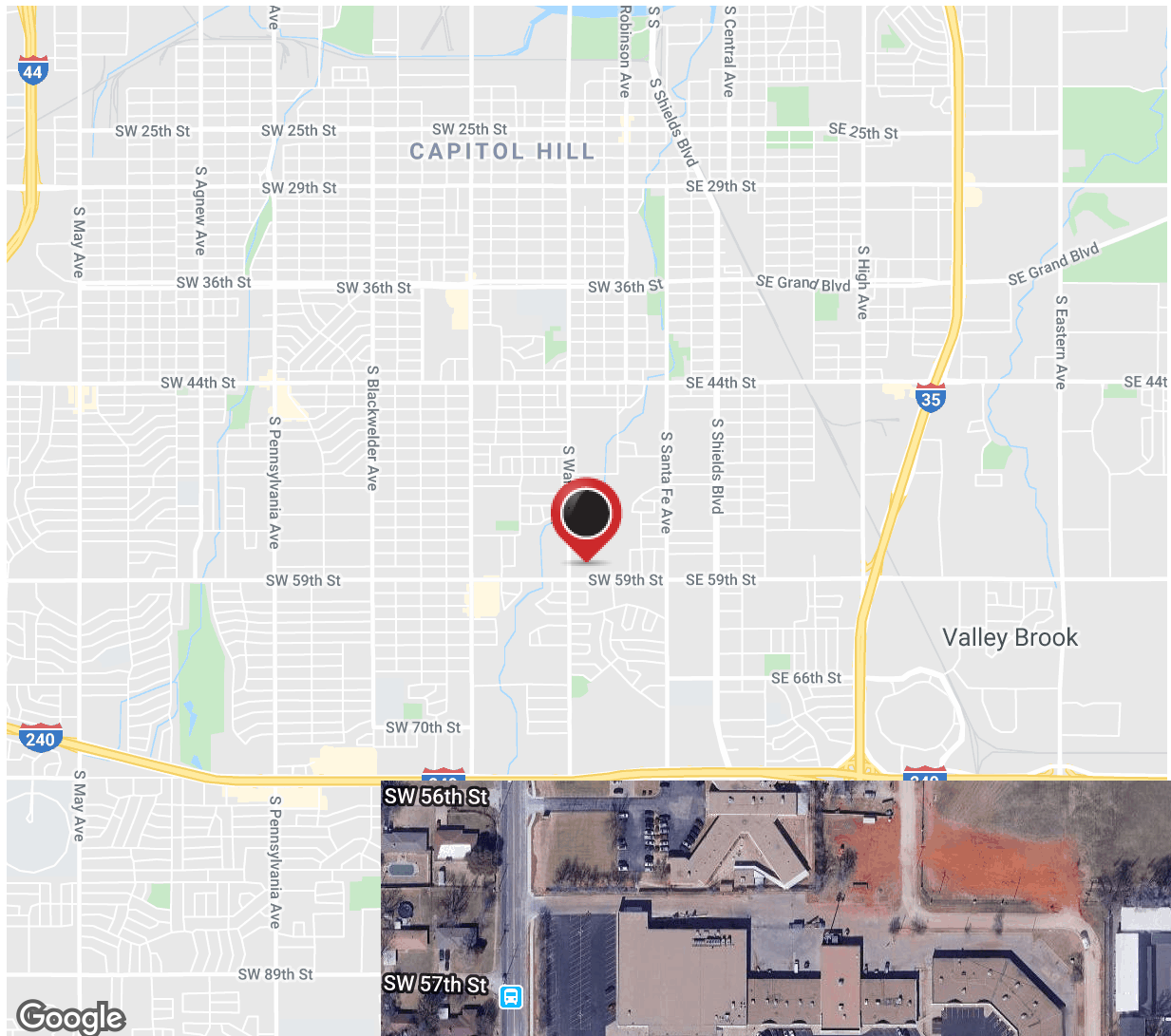
**PRECORRUFFIN**

**Rick Pritchett, CCIM • rick@precorruffin.com • Direct Line: 405.605.0831**

**825 N. Broadway Avenue, Suite 300 • Oklahoma City, OK 73102  
Phone 405.605.0825 • precorruffin.com**

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, PrecorRuffin, LLC has not verified it and makes no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy.

# WALKER SQUARE SHOPPING CENTER • Oklahoma City, OK



**PRECORRUFFIN**

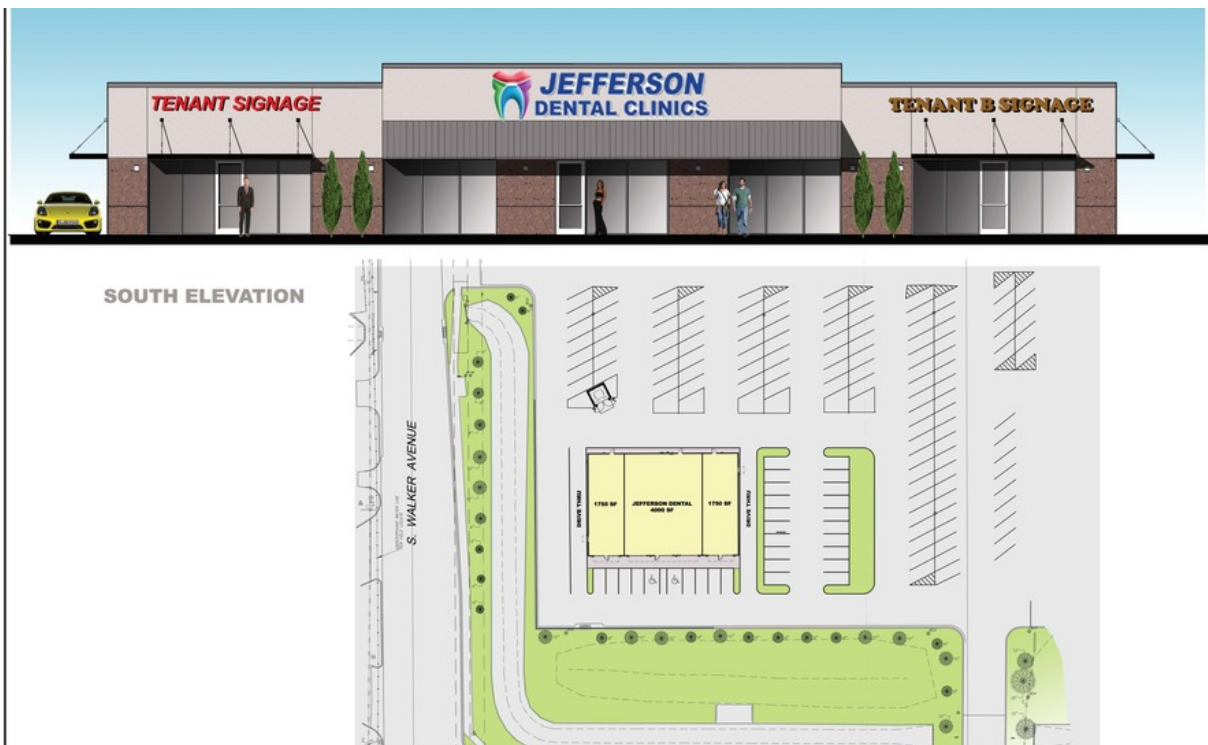
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# WALKER SQUARE SHOPPING CENTER • Oklahoma City, OK



RBA ARCH  
ARCHITECTS  
1000 WEST MAIN, SUITE 100  
OKLAHOMA CITY, OK 73104

RETAIL CENTER  
SW. 50TH & WALKER AVE.  
OKLAHOMA CITY OKLAHOMA

DRAWING	DATE
SCHEMATIC	DATE
PRELIMINARY	DATE
FINAL SET	DATE
NO. SET	DATE
CONSTRUCTION SET	DATE
REVISION	DATE

PROJECT NUMBER  
R1928



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