

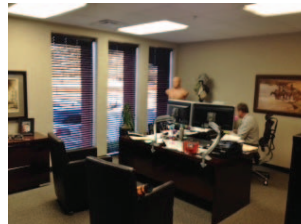
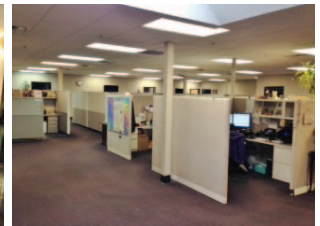
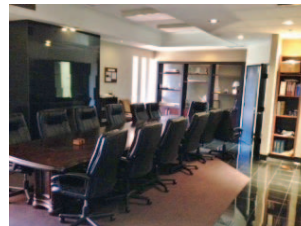


## 1608 N.W. Expressway

Oklahoma City, Oklahoma 73118

### PROPERTY HIGHLIGHTS

- Class B Office Building
- Just Under 1 Acre of Adjacent Parking
- Privately Set Office Complex with Brick Wall Surrounding
- Recently Renovated & Re-Decorated
- Suite 101: 8,856 SF  
Reception, Breakroom, Conference Room, 15 Large Office, 25 Cubicles, 2 Private Restrooms with Shower
- Suite 102: 5,100 SF Approximately - Available in 6 Months  
Reception, 10 Large Office, Conference Room, 2 Private Restrooms



TOTAL SF	14,720 SF MOL
LAND IN ACRES	0.8054 ACRES MOL
ZONING	O-2
PARKING RATIO	2.45/1,000 SF
VACANT SF	8,856 SF

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1608 N.W. Expressway  
Oklahoma City, OK 73118



## DEMOGRAPHICS

### Population

1 Mile:	3 Mile:	5 Mile:
9,910	90,008	202,958

### Average Household Income

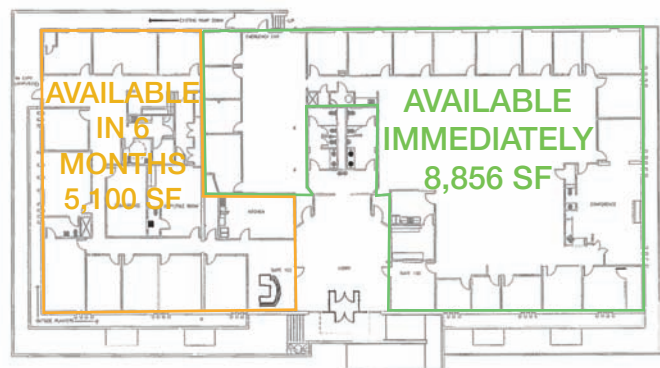
1 Mile:	3 Mile:	5 Mile:
\$44,371	\$42,742	\$39,880

### Total Households

1 Mile:	3 Mile:	5 Mile:
4,924	40,573	87,229

## LOCATION HIGHLIGHTS

- Conveniently Located off I-44 & N.W. Expressway
- Adjacent to Penn Square Mall, Valliance Tower & 50 Penn Place



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