

Walmart Shadow Center For Sale



Heartland Pointe Shopping Center

1907-1923 S. Green Avenue

Purcell, Oklahoma 73080

PROPERTY HIGHLIGHTS

- 7.8% Cap Rate
- Walmart Shadow Shopping Center
- 100% Occupied
- National Credit Tenant Mix
- NNN Leases
- No Outside Broker Commission

FULL RENT ROLL

Suite	Tenants	SF	Monthly Rent	Price/SF	Lease Expiration
1917 S Green	Cato	4,160	\$3,466.67	\$10.00	1/31/2017
1919 S Green	AT&T Wireless	1,076	\$1,097.40	\$12.24	5/31/2019
1921 S Green	Sally Beauty Supply	1,202	\$1,112.85	\$11.11	6/30/2017
1923 S Green	Check-N-go	1,269	\$2,220.75	\$21.00	5/31/2018
1909 S Green	Hollywood Nail	834	\$1,424.75	\$20.50	6/30/2021
1907 S Green	Valir Health	1,599	\$2,398.50	\$18.00	9/30/2017
1913 S Green	New China Buffet	2,404	\$2,844.42	\$14.20	7/7/2017
1915 S Green	SuperCuts	1,173	\$1,500.00	\$15.35	1/31/2018
1927 S Green	Aaron's	8,000	\$5,833.33	\$8.75	4/30/2021
1929 S Green	Shoe Show	4,700	\$3,916.67	\$10.00	2/28/2021

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DEMOGRAPHICS

Population		
1 Mile: 443	3 Mile: 8,509	5 Mile: 10,991
Average Household Income		
1 Mile: \$43,888	3 Mile: \$47,847	5 Mile: \$46,883
Total Households		
1 Mile: 164	3 Mile: 3,204	5 Mile: 4,137



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