

FOR SALE/LEASE

# GREENBRIAR SQUARE TRACT AVAILABLE

12230 S PENNSYLVANIA AVENUE, OKLAHOMA CITY, OKLAHOMA 73170



## PROPERTY INFO

- + Greenbriar Square Shopping Center offers an ideal Oklahoma City location with close proximity to shopping, dining, health complexes, and I-44 access.
- + 4 miles from newly-developed 2.5M SF Amazon Fullfillment Center
- + One mile radius average household income of \$116,994 per year
- + Neighbors: One Main Financial, Great Clips, Hollywood feed, CVS, Walgreen’s, Integris Family Care South, Dollar General, Marco’s Pizza, First Fidelity Bank, Bank of Oklahoma, Homeland, IBC Bank, Qdoba, Panera Bread, 7-Eleven, Sonic and many more

### AVAILABLE SPACE

- + ±4,000 SF\* Pad (Drive-Thru Available)
- + Lot Size: 0.77 Acres
- + Parking Spaces: 51

### PRICING

- + Lease Rate: \$25.00 PSF (NNN)
- + Sale Price: \$600,000



### Traffic Counts

<b>SW 119th Street</b>	20,100 ADT
<b>Pennsylvania Avenue</b>	14,000 ADT

Source: Oklahoma Department of Transportation

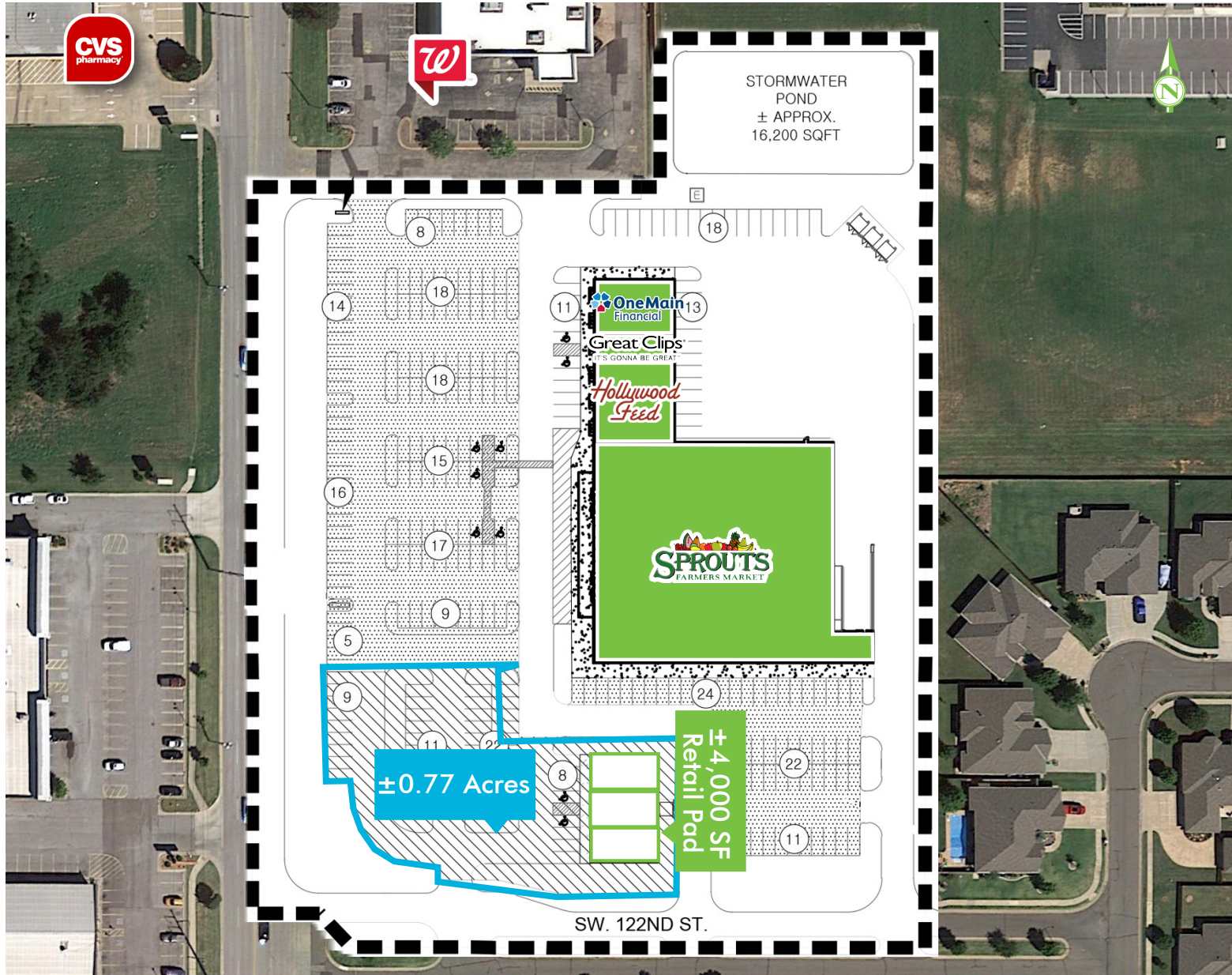
### 2019 Demographics

	1 Mile	3 Miles	5 Miles
<b>Population</b>	12,264	82,912	170,116
<b>Households</b>	4,787	32,175	64,150
<b>Average Household Income</b>	\$116,994	\$80,832	\$70,866
<b>Daytime Employment</b>	2,487	16,364	49,967

FOR SALE/LEASE

GREENBRIAR SQUARE TRACT AVAILABLE

12230 S PENNSYLVANIA AVENUE, OKLAHOMA CITY, OKLAHOMA 73170



## Rendering of Proposed Strip Center

4,000 SF Pad (Drive-Thru Available)



FOR LEASE

GREENBRIAR SQUARE SHOPPING CENTER

12230 S PENNSYLVANIA AVENUE, OKLAHOMA CITY, OKLAHOMA 73170



## CONTACT US

**Kendra Roberts**

Associate  
405 607 6050  
kendra.roberts@cbre.com

**Mark W. Inman, CPA**

Senior Vice President  
405 607 6272  
mark.inman@cbre.com

**Stuart Graham**

First Vice President  
405 607 6027  
stuart.graham@cbre.com

© 2019 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.