

# FRETZ INDUSTRIAL MALLS

1725 S. FRETZ AVE., EDMOND, OK 73003



## OFFERING SUMMARY

Available SF:	2,057 - 4,114 SF
Lease Rate:	\$9.50 SF/yr (MG)
Lot Size:	0.88 Acres
Year Built:	2001
Building Size:	8,228
Zoning:	E-2
Market:	Edmond

## PROPERTY OVERVIEW

- 1725 offers two contiguous units
- Monthly CAM = \$50

## LOCATION OVERVIEW

Three distinct locations along Fretz Ave and Fretz Drive. Located off of W 15th Street, these properties are .35 miles West of S Broadway, providing direct access to I-35, which is less than 4 miles to the East.

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,962	27,421	49,725
Total Population	9,698	71,666	129,326
Average HH Income	\$57,249	\$70,911	\$86,487

## PROPERTY HIGHLIGHTS

- Canopy Walkways
- Ample Parking
- Well Maintained
- Beautiful Mature Trees

## AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
1725 #B Fretz Ave	\$9.50 SF/yr	2,057 - 4,114 SF
1725 #C Fretz Ave	\$9.50 SF/yr	2,057 - 4,114 SF

## PAUL SWALES

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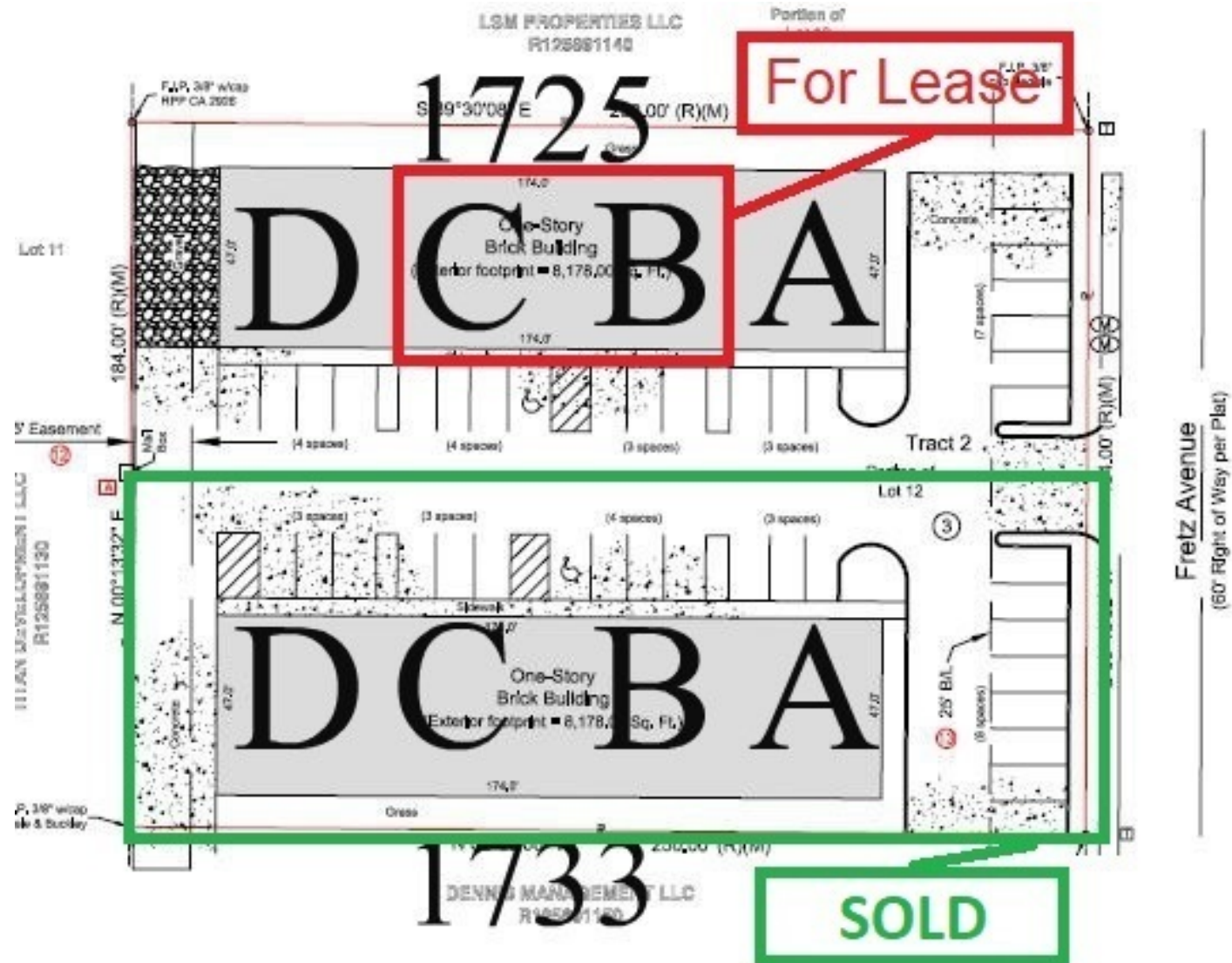
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