

RIVER OAKS PLAZA

3733-37 W. MAIN STREET, NORMAN, OK 73072



OFFERING SUMMARY

Available SF:	1,500 to 3,000 SF
Lease Rate:	\$17.50 SF/yr + \$3.50 (NNN)
Lot Size:	5.97 Acres
Building Size:	68,440
Zoning:	Commercial
Market:	Norman
Submarket:	Oklahoma City

PROPERTY OVERVIEW

Neighborhood center located at a high traffic intersection in West Norman. Co-Tenants include Henry Hudson's, V-Nails, Tuesday Morning, Wizard's, Sooner Liquor, Classic Tailoring, Sooner Tag Agency, Armed Forces, Amish Heirloom Furniture and Boyington Williams Associates.

LOCATION OVERVIEW

The shopping center is located on the NW corner of NW 36th Street and West Main in Norman, Oklahoma. Neighbors: Sooner Mall, Sam's Club, US Post Office, Bank of Oklahoma, Arvest Bank, Raising Canes, and much more.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,959	17,850	33,047
Total Population	8,814	41,790	84,743
Average HH Income	\$80,057	\$75,372	\$68,432

PROPERTY HIGHLIGHTS

- Two-1,500 sf spaces contiguous. One white box & one office floor plan (former insurance office).



GAYLA ARTMAN

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