

# RETAIL SHOPPING CENTER FOR SALE (OKLAHOMA CITY, OK)



Location **Oklahoma**  
<https://www.genclassifieds.com/x-444668-z>

23,823 SQUARE FOOT SHOPPING CENTER IN OKLAHOMA CITY ON CORNER LOT. 11.5% CAP RATE PROFORMA. 100% OCCUPIED. NEW ROOF IN 2012. ALL NEW AIR CONDITIONERS (7) IN 2012. NEW EFIS FACADE IN 2012. INTERIOR REMODEL IN 2013. 7 TENANTS, (2 NATIONAL CELL PHONE COMPANIES). EACH TENANT SEPARATELY METERED FOR ALL UTILITIES. 10,000 SQUARE FEET CAN BE MADE AVAILABLE FOR AN OWNER/OCCUPY NEED, (SBA). A FULL CITY BLOCK OF FRONTAGE AT SIGNALLED INTERSECTION--PLUS 2 SIDE STREETS ACCESS. LARGE WELL LIT PARKING LOT. FULLY OPERATIONAL VINTAGE NEON SIGNS, CIRCA 1953. PRIVATE 10' HIGH GATED 30'X350' ALLEY WITH ACCESS TO INDIVIDUAL STOREFRONTS. \$760



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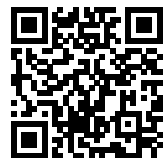
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