



ADAMS CREEK TOWN CENTER

BROKEN ARROW RETAIL DEVELOPMENT

REGIONAL POWER CENTER Anchored by TARGET, LOWES, & CINEMARK
 E. Hillside Drive @ N. 23rd Street Broken Arrow, OK 74012

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PROJECT OVERVIEW



LOCATION E. Hillside Dr. at N. 23rd St.
Broken Arrow, OK 74012

SIZE 4-25,000 SF AVAILABLE
22.20 Acres, ZONING: C5

PROPOSED TENANT LINEUP

Kohl's
Burlington's
Five Below
Shoe Station
Painted Tree
Popshelf
Bealls

RATE

Please Call for Pricing

HIGHLIGHTS

Regional Power Center
Excellent Demographics
Pylon Signage

TRAFFIC COUNTS

18,677 CPD County Line Road
25,700 CPD E. Kenosha Street
63,400 CPD B.A. Expressway

Over 6.2 Million

Visits 2022 (*Placer.ai)

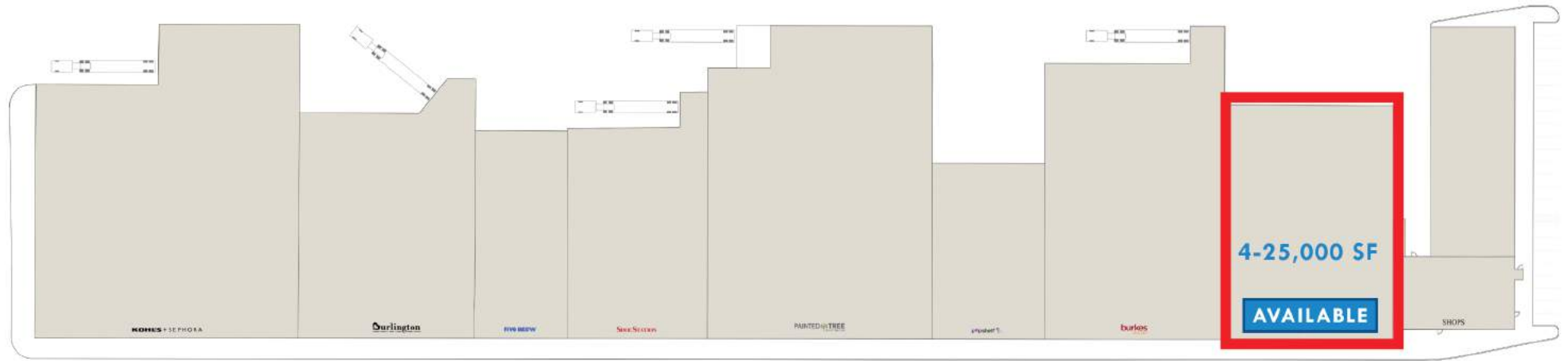
[view video tour](#)

TRADE AREA

TARGET | LOWE'S | CINEMARK | DICKS SPORTING GOODS | MARSHALLS | AT&T | PETS MART | ULTA | MAURICES | T-MOBILE |
US CELLULAR | ROSS | ASPEN DENTAL | MICHAELS | FAMOUS FOOTWEAR | OLIVE GARDEN | FIVE GUYS | PANDA EXPRESS |
CHICKEN SALAD CHICK | SLIM CHICKENS | FREDDY'S FROZEN CUSTARD | CRUMBL COOKIES | SHAWARMA SHACK |
CASA TEQUILA MEXICAN KITCHEN | IHOP | SANTA FE CATTLE | PIZZA HUT | BUFFALO WILD WINGS | HIBDON TIRES |
CHILIS | GALLERIA FURNITURE & MORE | PIZZA HUT | SCOOTERS COFFEE | QUIK TRIP | WENDYS | LIFE CHURCH |
WHATABURGER | SONIC



PROJECT ELEVATIONS



PAINE

COMMERCIAL REAL ESTATE
paine-associates.com



**Parkes
Development
Group, LLC**

A PARKES COMPANY

PROJECT SITE PLAN



TRADE AREA DEMOGRAPHICS

A prime location within an existing regional trade-area, Adams Creek Town Center is a power center boasting excellent demographics and accessibility (Broken Arrow Expressway). This retail development includes 22.20 Acres and is anchored by Target, Lowes, & Cinemark.

DEMOGRAPHICS AVG. HH INCOME

\$85,596 (3 Mi.)
\$88,753 (5 Mi.)
\$88,851 (10 Mi.)

POPULATION

55,947 (3 Mi.)
133,122 (5 Mi.)
396,494 (10 Mi.)

MEDIAN AGE

35.8 (3 Mi.)
36.3 (5 Mi.)
37.9 (10 Mi.)

TRAFFIC GENERATORS

25,700 CPD E. Kenosha Street
18,677 CPD County Line Road
63,400 CPD Broken Arrow Expressway

DRIVE TIME DEMOGRAPHICS AVG. HH INCOME

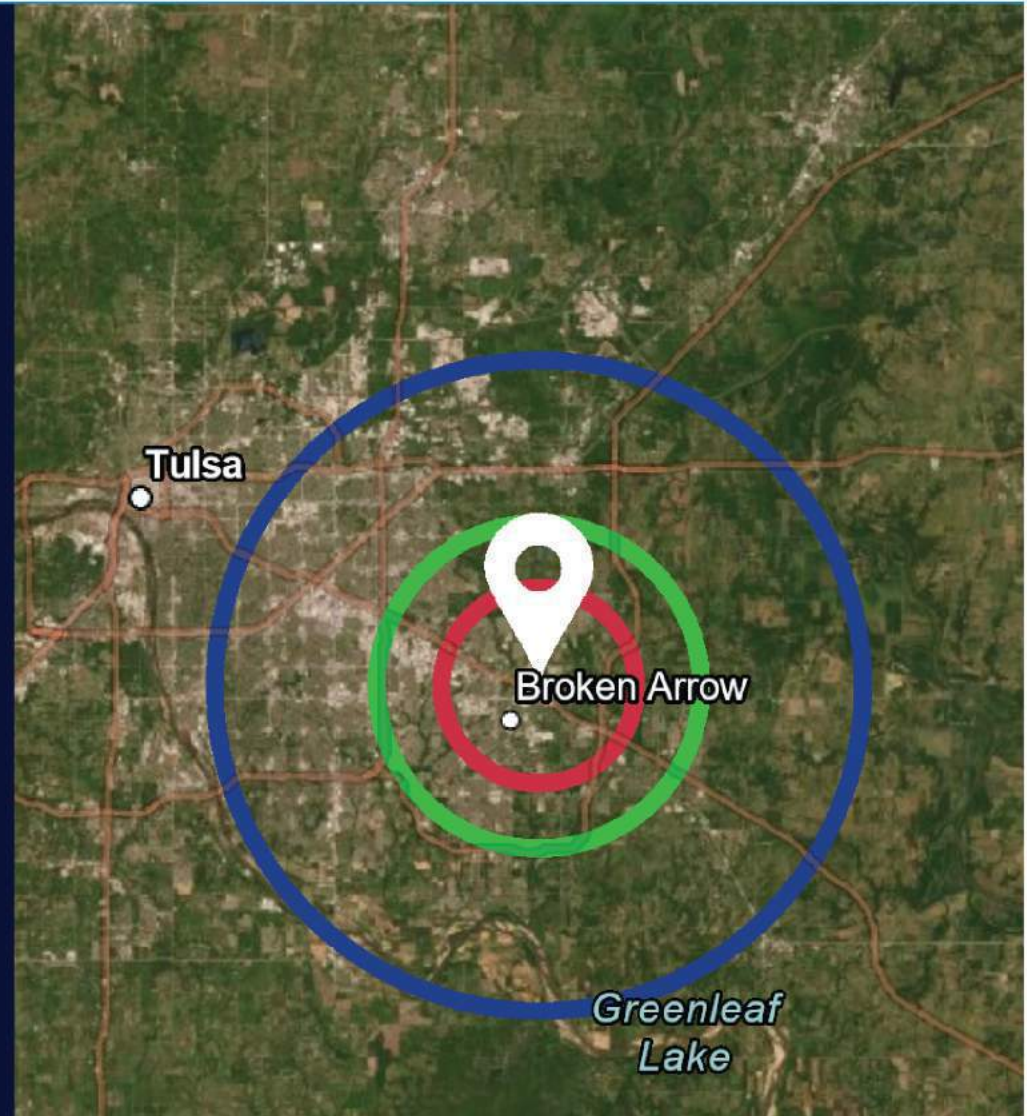
\$80,932 (10 Min.)
\$79,797 (15 Min.)
\$83,675 (20 Min.)

POPULATION

104,414 (10 Min.)
310,105 (15 Min.)
531,988 (20 Min.)

MEDIAN AGE

35.1 (10 Min.)
36.8 (15 Min.)
37.4 (20 Min.)



BROKEN ARROW IS RANKED
16 OUT OF TOP 25 CITIES TO START A BUSINESS in 2022.

