

FOR LEASE

Grocery-Anchored Retail Power Center Pad Space

George Thomas Co.



Commercial Industrial Investment Properties

1917 S Yale Tulsa, OK 74114



PROPERTY HIGHLIGHTS

Located at the intersection of East 21st Street and South Yale Avenue, Tulsa, OK

- **Traffic Generators:** Lowe's, Target, Reasors Supermarket, Burlington Coats, Crunch Fitness & Ollie's Bargain Center.
- **Zoning:** Commercial Heavy (CH)
- **Space Size:** 1,633 sq. ft. Dimensions: 23 Frontage X 70 Feet Deep
- **Traffic Count:** 20,867 cars on S Yale

For additional information contact: **George Thomas, CCIM**

gt@georgethomasco.com

• 918-697-4400

All statements herein are for information purposes only and are believed to be reliable.

However, no warranty or representation is made as to the accuracy thereof, and the same is submitted subject to errors, omissions, changes of price, terms, conditions, or prior sale.

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DEMOGRAPHIC SNAPSHOT

Variable	0 - 1 miles	1 - 3 miles	3 - 5 miles
2025 Total Population	9,907	86,303	141,932
2025 Average Household Income	\$86,400	\$94,422	\$83,810

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