

The background is a photograph of a two-story brick building with large windows. A large, semi-transparent dark grey diamond shape is centered over the image. Inside the diamond, the number '105' is written in a large, white, bold, sans-serif font. Below the number, the words 'SOUTH WATER' are written in a smaller, white, bold, sans-serif font. At the bottom of the diamond, there are several thin, white, diagonal lines radiating outwards.

105

SOUTH WATER

CBRE

PROPERTY DESCRIPTION

The historic property at 105 South Water Street serves as a cornerstone of downtown Sapulpa, Oklahoma, representing the city's early industrial development. Originally constructed in 1905, this site is famously recognized as the former home of the Sapulpa Light & Power Co., a critical utility that fueled the region's growth during the oil boom. With 6,575 SF of flexible space, the building stands as a well-preserved piece of local history, offering a rare opportunity to occupy a structure that helped define Sapulpa's identity. Its enduring architecture continues to contribute to the character and revitalization of the downtown district.







FUN THINGS TO DO:

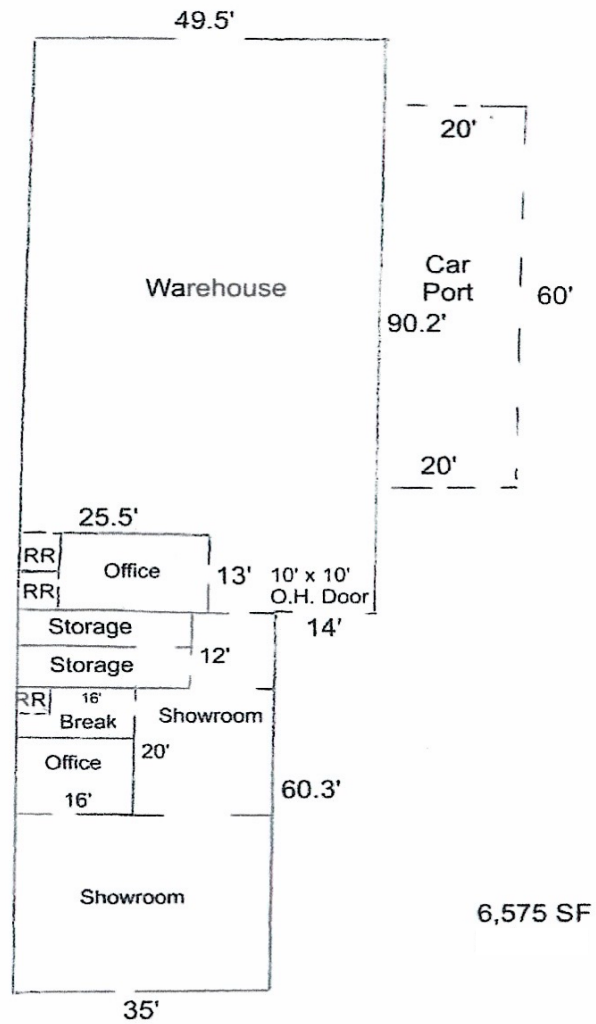
- 1 Tee-Pee Drive-in Theater
- 2 Route 66 Farmers Market
- 3 Heart of Route 66 Auto Museum
- 4 Sapulpa City Golf Course
- 5 Route 66 Christmas Chute
- 6 Route 66 Park
- 7 Gasoline Alley Classics
- 8 Sapulpa Historical Museum
- 9 James Calley Brewing Company
- 10 Open Range Golf Club

LOCAL MUNICIPALITIES:

- 11 City of Sapulpa
- 12 Sapulpa City Hall
- 13 City of Sapulpa - Municipal Court
- 14 Creek County Court House
- 15 The Route Cellar
- 16 Sapulpa High School - New state of the art High School slated completion for the 2027-2028 school year

LOCAL RESTAURANTS:

- 17 IL GUSTO Ristorante & Pizzeria
- 18 Dough Momma's
- 19 CTX Coffee
- 20 Little Taiyaki
- 21 Sons of Amalfi
- 22 Senior Pablo
- 23 Happy Burger
- 24 Wimpy's Sandwich Shoppe
- 25 Mark's Snack Shack



FLOOR PLAN
6,575 RSF

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SOUTH WATER

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