



CREEK|CRE

OFFICE SPACE FOR LEASE

101 NE 82ND ST

Oklahoma City, OK 73114



CHASE ANDERSON

405.570.3606

chase@creekcre.com

CORRY MAZZA

405.845.5101

corry@creekcre.com

600 NE 4TH STREET, SUITE 100 | OKLAHOMA CITY, OK 73104-6231 | 405.510.0079 | CREEKCRE.COM

MAY 20, 2026

EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$23.00 SF/yr (NNN)
Building Size:	19,936 SF
Available SF:	2,681 SF
Year Built:	2024
Zoning:	C-3 (PUD 1770)
Market:	Oklahoma City

PROPERTY OVERVIEW

Don't miss this fantastic sublease opportunity in the up and coming development at The Half. Located at 101 NE 82nd, Oklahoma City in the heart of the development. This area is the perfect mix of retail, office, healthcare, dining, living and attractions. Nearby attractions and amenities such as Chicken N Pickle, Andretti's, Flix Brewhouse, One Core Healthplex and The Fieldhouse. The property is a great fit for healthcare, professional office, or even select retail uses. The space is being delivered as an open plan, allowing for endless design possibilities.

PROPERTY HIGHLIGHTS

- Great location
- New Construction
- Open floor plan
- Buildout allowance available
- Perfect mix of business synergies

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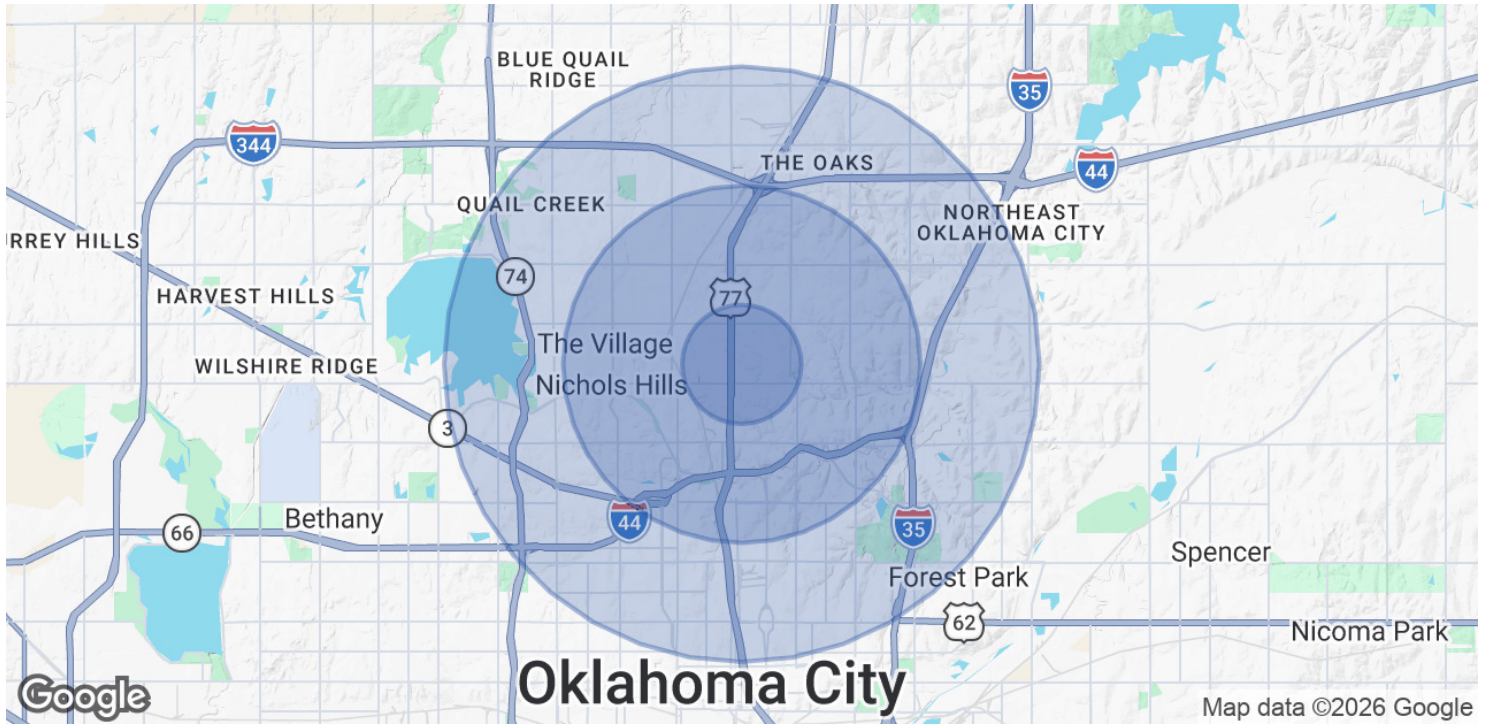
RETAILER MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,939	44,735	148,262
Average Age	36.9	37.9	37.2
Average Age (Male)	37.9	37.3	36.7
Average Age (Female)	39.2	39.3	38.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,151	21,130	69,439
# of Persons per HH	2.3	2.1	2.1
Average HH Income	\$54,202	\$103,475	\$96,678
Average House Value	\$130,261	\$308,765	\$297,671

2023 American Community Survey (ACS)

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