# **PORTLAND PLAZA** 3601 NW 39TH STREET, OKLAHOMA CITY, OK





# **PROPERTY OVERVIEW**

Property is located at the NEC of NW 39th Street (SH 66) and Portland Avenue Property is anchored by a 20,000 s.f. Colaw Fitness, Jefferson Dental, 7 Brew Coffee, Wing Stop, Great Clips and others. "Shadow Anchored" by a new Winco Foods (84,000 s.f.)

Location is one of the most densely populated areas in the OKC MSA with 250,000 people within a 5 mile radius

New pad site on the hard corner available for re-development

Location at the nexus of SH 66, I-44 and Lake Hefner Parkway/SH 74 (over 100,000 vpd)

Within 10 minutes of 85% of entire MSA population

# TRAFFIC COUNTS

N. PORTLAND AVE	13,100
NW 39TH ST	42,508

**GLA**: 76,299 SF WEB LINK: jahrealty.propertycapsule.com/portlandplaza

# **DEMOGRAPHICS**

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2024 Estimates	TOTAL POPULATION	DAYTIME POPULATION	AVG. HH INCOME
3 MILE	114,956	120,562	\$67,191
5 MILE	224,294	281,178	\$70,216

### **LEASING CONTACT**

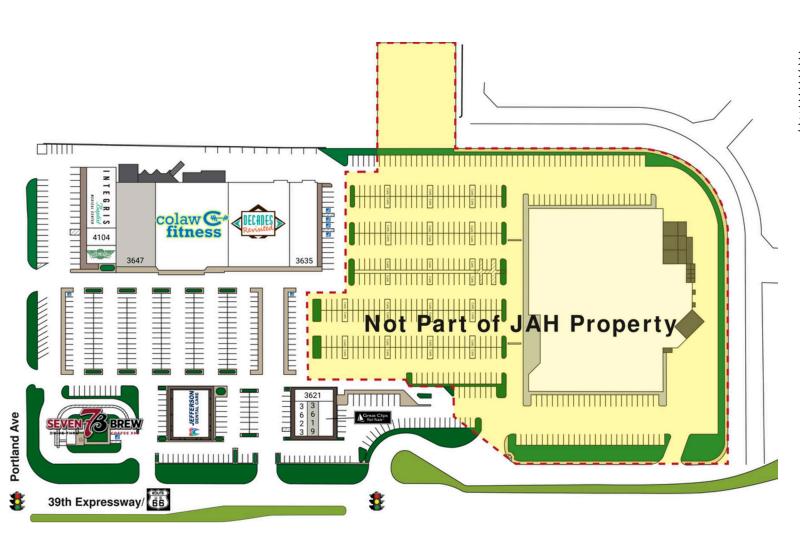
### **ELISE LOPEZ**

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TENANT SQFT 1,550 3617 Great Clips 1,202 3619 Available 1,347 3621 Peak Nutrition 3623 Onin Staffing 1,426 Jefferson Dental 5,525 7,500 3635 Kid's Choice Thera... **Decades Revisited** 16,148 21,583 3645 Colaw Fitness 3647 Available 8,417 3655 7 Brew 4100 Wing Stop 1,771 2,024 4,806 4104 Tikka Craze 4120 Integris Baptist M...

Availability

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