B.D. EDDIE ENTERPRISES
REAL ESTATE DEVELOPMENT & MANAGEMENT

6801 N. CLASSEN BLVD., SUITE A | OKLAHOMA CITY, OKLAHOMA 73116-7205
PHONE: 405.843.5060 | FAX: 405.848.2249
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OFFICE SPACE FOR LEASE : Available NOW!

THE QUARTERS AT KELLEY POINTE

2411 S Kelly Ave Edmond, OK 73012

FEATURES:

- Great visibility along major corridor in Edmond.
- Private entrance
- Private restrooms
- Reception and private offices
- Wetbar availability
- Doorside parking

DESCRIPTION:

The Quarters @ Kelley Pointe resides within a 240-acre Master Planned Development that includes office, retail and residential uses. This village-style office project with elegant architectural designs has buildings ranging in size from 5,000 to 15,000 sf. These properties are ideal for attorneys, accountants, medical practices and other small companies. An owners' association provides for landscaping and parking lot maintenance. This great location near family and home provide the highly desired "Edmond Lifestyle", along with the quality planning, design and construction that offers tenants and owners a professional "Corporate Image".

SITE INFO:

ADDRESS: 2411 S KELLY AVE, Suites A & B

RATE: $18.00/SF MG

AVAILABLE SF: 1,814 sf

SUITE 100: 1,721 sf - LEASED.

SUITE 200: 1,814 sf

TERM: 3-5 years

DEMOGRAPHICS:

	1 - MILE	3 - MILE	5 - MILE
POPULATION	8,060	81,562	172,947
DAYTIME POPULATION	8,925	42,079	75,391
HOUSEHOLDS	3,436	33,003	69,491
AVG HH INCOME	$59,355	$62,024	$64,562
PER CAPITA INCOME	$30,955	$33,923	$36,695

TRAFFIC:

INTERSECTION	CARS PER DAY
Kelly & Centennial (2017)	29,815

The depictions, descriptions and pricing information contained herein are subject to change without notice, and no representation or warranty, express or implied, is made with respect to the matters depicted or stated herein.

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FRONT ELEVATION

SCALE $\frac{1}{4}$" = 1'-0"

LEFT ELEVATION

SCALE $\frac{1}{4}$" = 1'-0"

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Total Frame:	3,535
Total Veneer:	3,702
Suite 100 sq. ft:	1,721
Suite 200 sq. ft:	1,814

FLOOR PLAN

SCALE $\frac{1}{4}$" = 1'-0"

N

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