

Square One Shopping Center | 8005 - 8013 S. Sheridan Rd. | Tulsa, OK 74133



Retail center located on the northeast corner of 81st and south Sheridan. Nearby businesses include Walmart Neighborhood Market and Ahmady's Persian Rugs.



DEMOGRAPHICS

(Radius)	1 Miles	3 Miles	5 Miles
Total Population 2017	13,658	92,426	210,599
2018 Average Household Income	\$94,789	\$98,131	\$89,281

*Site To Do Business 2017

TRAFFIC COUNTS - STDB 2017

81st Street East of Sheridan	20,500
81st Street West of Sheridan	19,000
Sheridan Road North of 81st	21,700
Sheridan Road South of 81st	20,700

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8005 - A | Shaman Botanical
8005 - D | Toddy's Liquor & Wine
8005 - E | Alteration Shop
8005 - F | Lucky Nails
8005 - G | New Directions Salon
8007 - A | Grant's Frames
8007 - C | [AVAILABLE](#)
8007 - E | [AVAILABLE](#)
8007 - G | Amaranth Collection
8007 - I | JN Brow
8009 - A | Edward D. Jones
8009 - B | Glamour Paws
8009 - C | [AVAILABLE](#)
8009 - D | Personal Expressions
8011 - A | Stacatto
8011 - B/D | [AVAILABLE](#)
8011 - E | La Mode Cleaners
8011 - G | Stephens Dental
8013 - A | [AVAILABLE](#)
8013 - F | [AVAILABLE](#)
8013 - B | AAA
8013 - D | Perry's Food Store

AVAILABLE LEASE SPACE

<u>Suite</u>	<u>Square Feet</u>	<u>Per Square Foot</u>
8007-C	2,782	\$ 9.00
8007-E	2,018	\$ 9.00
8009-C	3,095	\$11.00
8011-B/D	3,960	\$10.00
• 8011-B	2,176	\$11.00
• 8011-D	1,784	\$11.00
8013-F	2,303	\$11.00

• Suite 8011 - B/D can be demised - 8011 B (2,176 sq. ft.) or 8011 D (1,784 sq. ft.)

Quoted rates are base rent and subject to NNN pass-through charges.