



DUNHILL PARTNERS

Commercial Brokerage & Investments

FOR LEASE

BRIARWOOD SHOPPING CENTER

Location: Southeast Corner of W. Main St and 9th Avenue
Durant, Oklahoma 74701

Description: Multi-Tenant neighborhood Shopping Center with a mix of national, regional, and local Tenants. Recently renovated with excellent rental rates.

Available

Suites:	Suite	Size	Mo. Base Rent	Rate
	901-903**	5,000 s/f to 9,750 s/f	\$4,791.67 to \$9,343.75	\$11.50 s/f NNN
	915	6,342 s/f	\$6,342.00	\$12.00 s/f NNN
	1025*	3,633 s/f	\$3,935.75	\$13.00 s/f NNN
	1027	21,600 s/f	\$13,500.00	\$7.50 s/f NNN
	1001	Two- story/office 12,000	\$5,000.00	\$5.00 s/f NNN

**Can be subdivided, depth is 150 feet

*Former Restaurant

Current Net Charges:	Common Area Maintenance	\$.98 s/f
	Property Taxes	.30 s/f
	Property Insurance	.20 s/f
	Total Net Charges	\$1.48 s/f

Finish Out Allowance: Negotiable

Terms: 5 – 10 Years