

A RESTAURANT/RETAIL LEASE OPPORTUNITY

325 - 327 WHITE STREET

NORMAN, OK 73069



JUDY J. HATFIELD, CCIM

(405) 640- 6167 cell

EQUITY COMMERCIAL REALTY ADVISORS, LLC

jjhatfield@ccim.net



OFFERING SUMMARY

Total Available SF:	2,800 SF
East Side (325) SF:	1,400 SF
West Side (327) SF:	1,400 SF
Lease Rate:	\$25/SF (NNN)
NNN Rates (Per Side):	
CAM:	\$125/mo
Insurance:	\$217/mo
Taxes:	\$249/mo
Year Built:	1950
Year Renovated:	2015 / 2022
Zoning:	C-3 Commercial

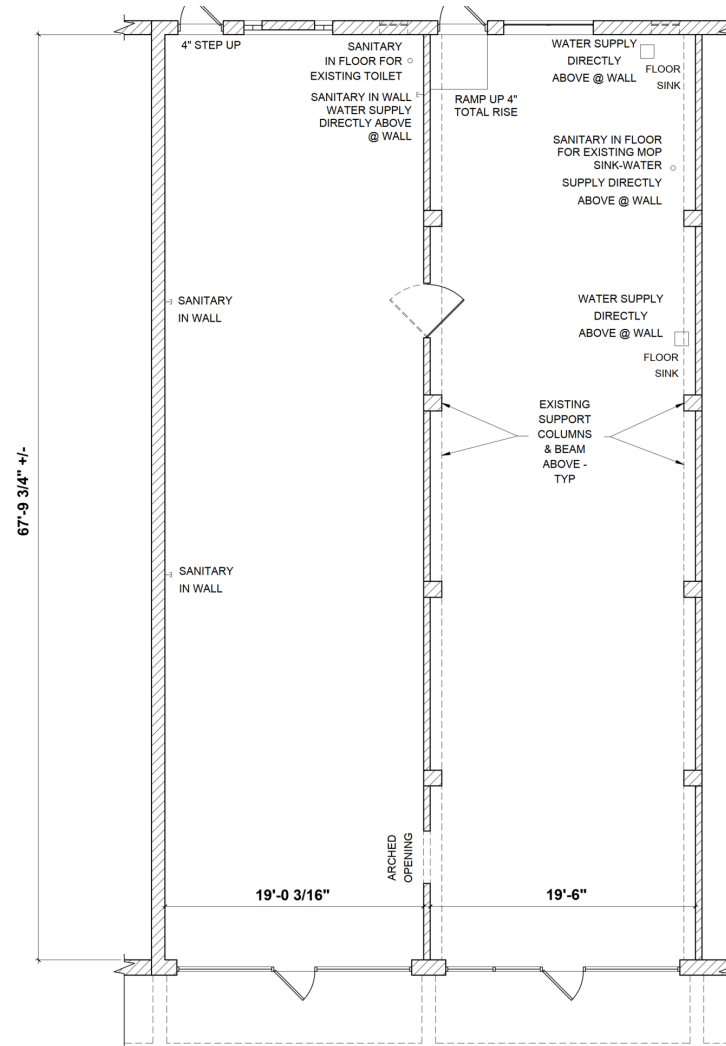
PROPERTY HIGHLIGHTS

- Great Visibility on the University of Oklahoma's Historic Campus Corner!
- Located on the Corner of White St & Buchanan Ave - 1 Block South of Boyd Street
- 2,800 SF Space Subdivided into 2 Separate Units (1,400 SF each)
- Full Interior Renovation Underway
- Store-Front Parking & Additional Parking Available in Adjacent Lot - Renovated 2022
- Campus Corner includes National & Regional Tenants (map on pg. 7)
- Judy J. Hatfield, Broker / Owner

JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office



Subdivided Spaces - 1,400 SF each

TOTAL SF: 1,400 SF

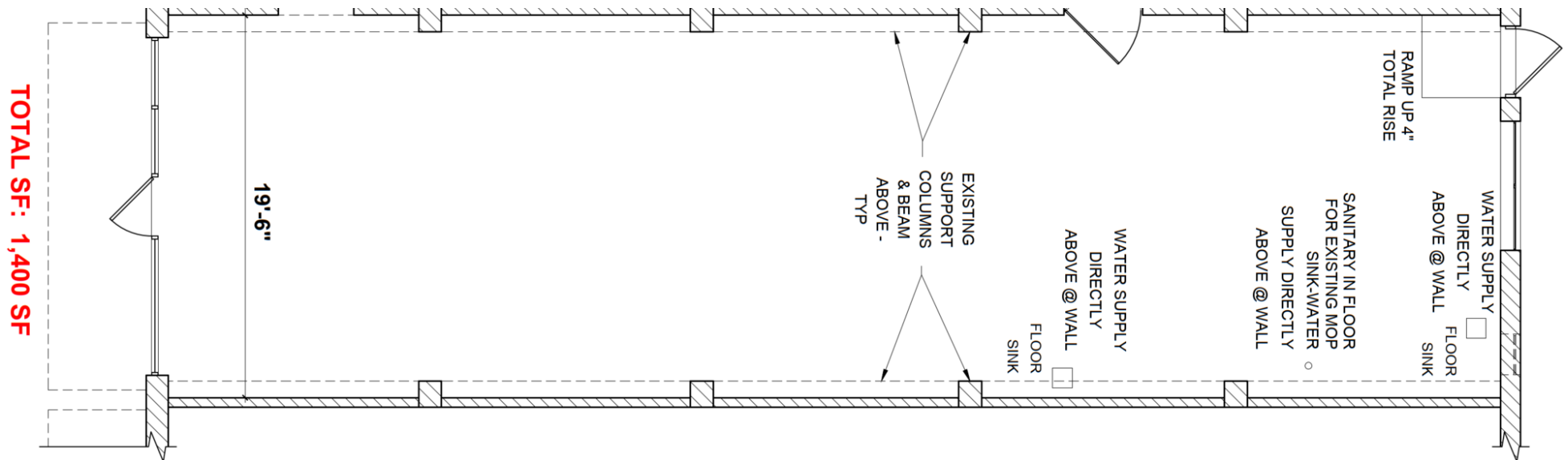
TOTAL SF: 1,400 SF

(Subdivided Layouts pgs 4-5)

JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office



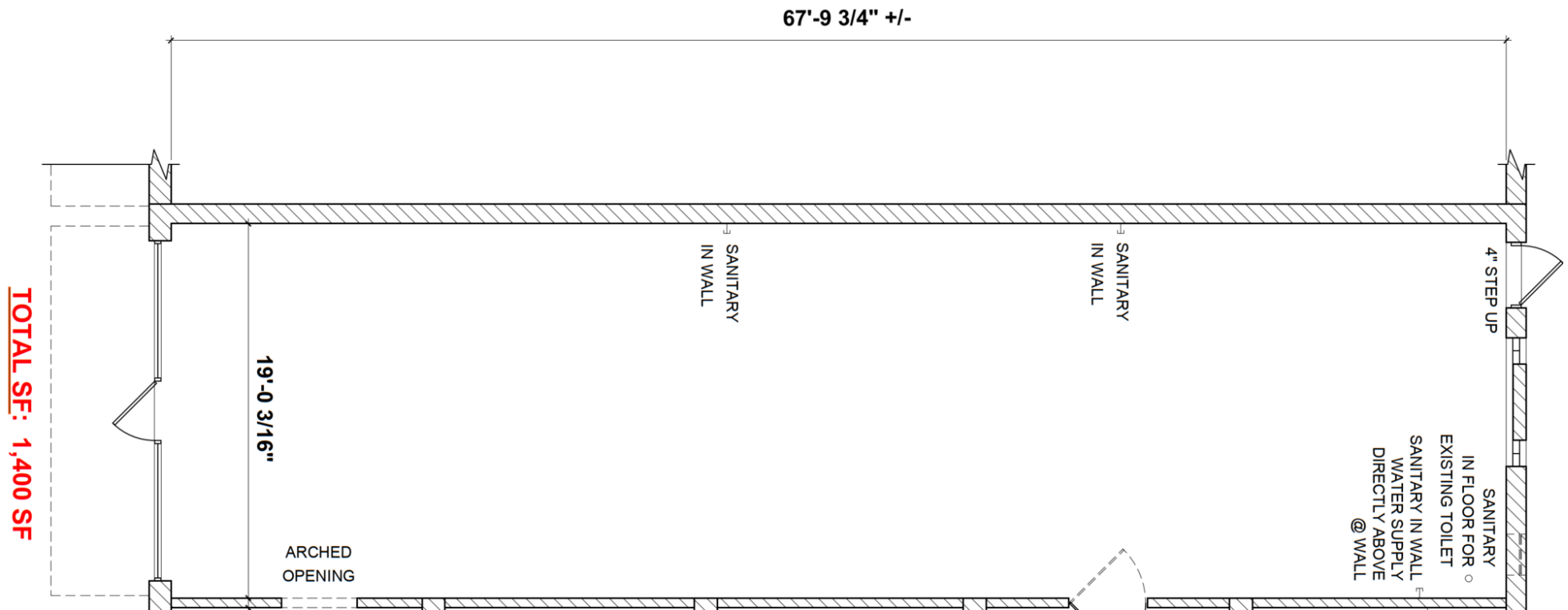
325 White St - 1,400 SF

(Right Side)

JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office



327 White St - 1,400 SF

(Left Side)

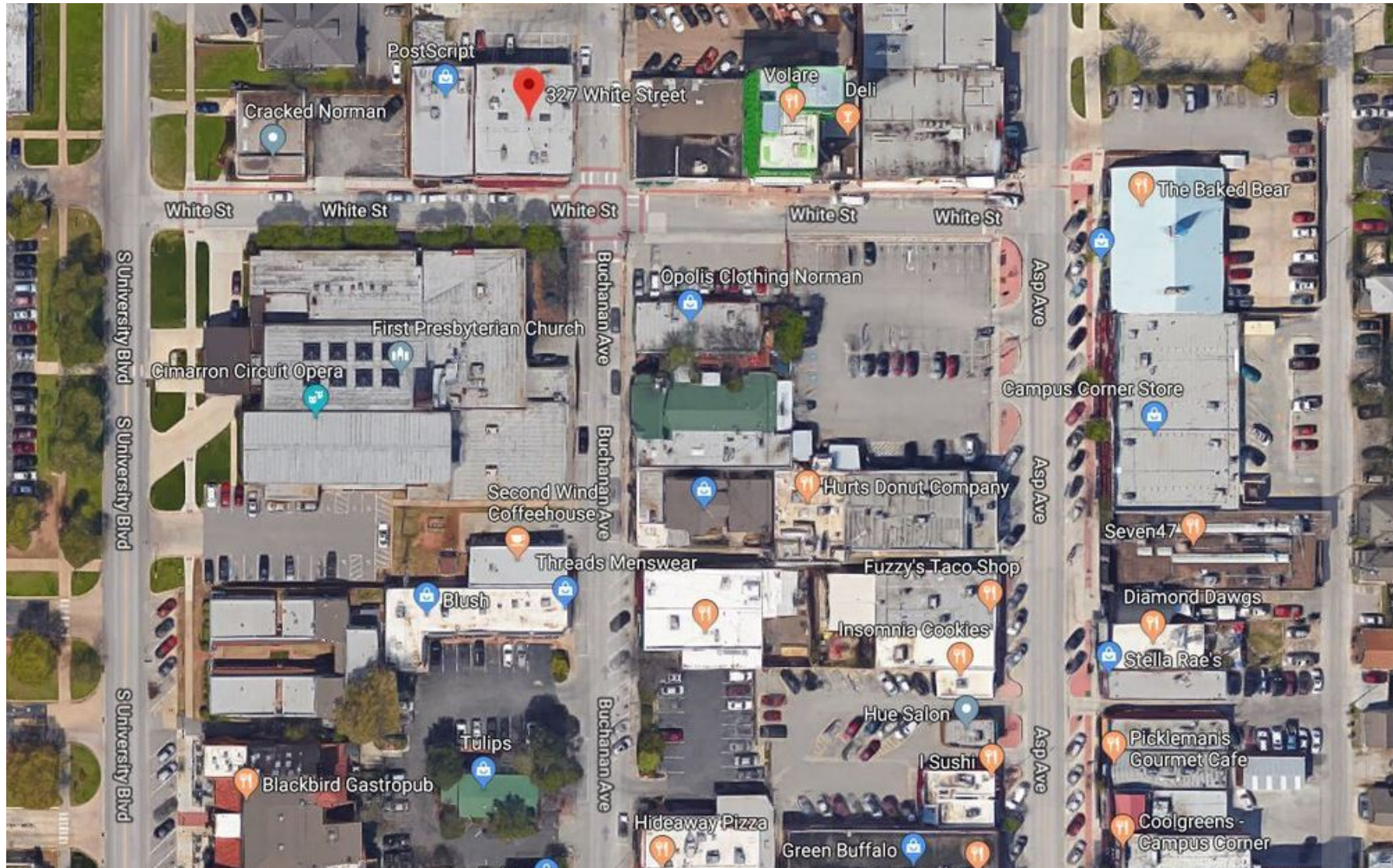
JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office

325 - 327 WHITE STREET

NORMAN, OK 73069



JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office



Free Wifi
\$ Student Discount

SHOPPING

- 08 Sooner Shop on Boyd
329 W Boyd Street (405) 561-7100
- 13 Tiny Tulips
578 Buchanan Ave (405) 217-9222
- 14 Tulips
570 Buchanan Ave (405) 217-9222
- 15 Opolis Clothing
320 White St (405) 217-2406
- 16 Blush \$
566 Buchanan Ave (405) 701-8600
- 24 Lifted Smoke and Vape
317 White St (405) 857-8030
- 23 Buchanan Bicycles
561 Buchanan Ave (405) 364-5513
- 44 Oklahoma Locker Room by Lids
798 Asp Ave (405) 701-3720
- 48 Balfour Norman
792 Asp Ave (405) 321-6539
- 60 Blueberi Lane Boutique
730 Asp Ave Suite 100. (405) 928-5122
- 61 The Apothem \$
733 Asp Ave Suite B (405) 447-2245
- 51 Green Buffalo
784 Asp Ave (405) 857-7096
- 63 Campus Corner Store
745 Asp Ave Suite A (405) 364-1470

RESTAURANTS & BARS

- 03 Bird's Nest \$
575 S University Blvd ... (405) 928-5555
- 17 Second Wind Coffeehouse
564 Buchanan Ave (405) 217-9222
- 21 Shell Belle's Bakery
231 White St (405) 250-1520
- 22 Othello's Italian Restaurant \$
434 Buchanan Ave (405) 701-4900
- 25 Volare Pizzeria
315 White St (405) 310-3615
- 34 Sideline Bar & Grill
563-565 Buchanan Ave. (405) 310-4250
- 35 Hideaway Pizzeria \$
577 Buchanan Ave (405) 292-4777
- 41 The Porch
301 W Boyd St (405) 310-2257
- 42 Louie's Too
303 & 307 W Boyd St ... (405) 249-5964
- 43 Louie's Bar & Grill \$
301 W Boyd St (405) 366-6291
- 45 Logie's On The Corner
748 Asp Ave (405) 801-2321

- 47 Tea Cafe
788 Asp Ave (405) 310-6655
- 50 Pepe Delgado's
786 Asp Ave (405) 321-6232
- 52 ISushi
762 Asp Ave (405) 701-8998
- 54 Apple Tree Chocolate \$
754 Asp Ave (405) 310-3959
- 55 Fuzzy's Taco shop
752 Asp Ave (405) 701-1000
- 58 Sugers Adult Entertainment Club
750 1/2 Asp Ave (405) 364-5255
- 59 The Baked Bear
731 Asp Ave St B (405) 701-3773
- 64 Seven 47
747 Asp Ave (405) 701-8622
- 65 Diamond D Wings
753 Asp Ave (405) 364-3294
- 68 Pickelman's Gourmet Cafe
759 Asp Ave (405) 310-3333
- 73 O'Connell's Irish Pub & Grille \$
769 Asp Ave (405) 217-8454

- 74 Jimmy John's
775 Asp Ave (405) 701-5337
- 76 New York Pizza & Pasta \$ \$
217 W Boyd St (405) 360-1515
- 78 Campus Corner Market
211 W Boyd St (405) 321-3266
- 79 Hompton Social
529 Buchanan Ave (405) 857-7414
- 83 Hurts Donuts
746 Asp Ave (405) 701-8991
- 84 Crossed Cannons Brewery
333 W Boyd St. Suite 120. (405) 217-2077
- 86 Skinny Slims
320 White St (405) 310-4250

ORGANIZATIONS & SERVICES

- 01 Box Talent Agency
541 S University Blvd ... (405) 360-2263
- 02 First Presbyterian Church
555 S University Blvd ... (405) 321-0933
- 38 Midfirst Bank
315 W Boyd St (405) 943-8002
- 62 Barbery, The
733 Asp Ave (405) 447-8871
- 77 Chase Bank \$
215 W Boyd St (405) 360-9424
- 79 Corner Copy
770 Deans Row (405) 801-2020
- 80 Holmberg House Bed & Breakfast
766 Deans Row Ave (405) 321-6221
- 82 King Kopy & Printing \$
119 W Boyd St #112 (405) 321-0202
- 06 RCB InstaBank
333 W Boyd St #102 (855) 226-5722

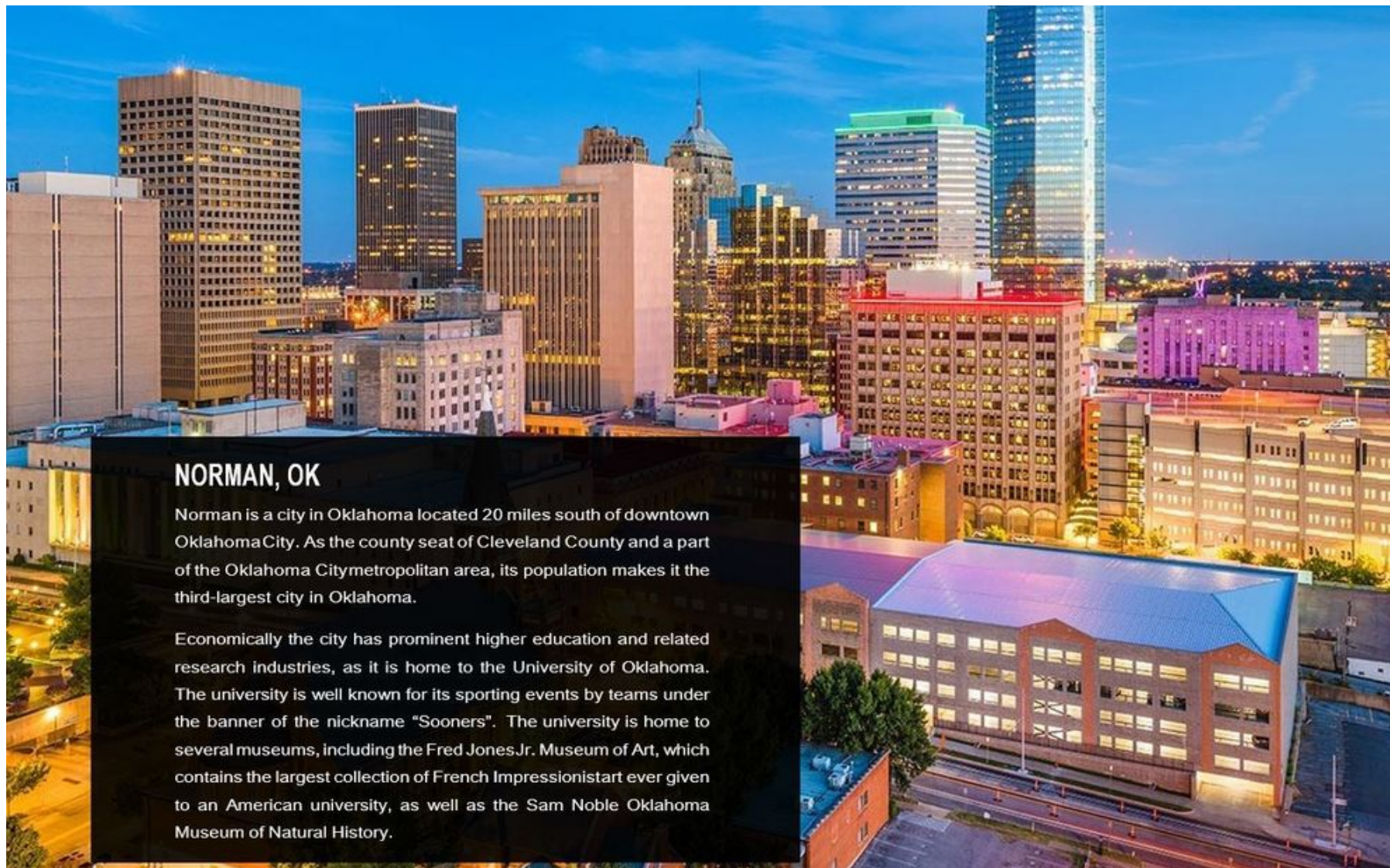
ASSOCIATE MEMBERS

- Hickman Law Group
- Norman Economic Development Coalition

JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office



NORMAN, OK

Norman is a city in Oklahoma located 20 miles south of downtown Oklahoma City. As the county seat of Cleveland County and a part of the Oklahoma City metropolitan area, its population makes it the third-largest city in Oklahoma.

Economically the city has prominent higher education and related research industries, as it is home to the University of Oklahoma. The university is well known for its sporting events by teams under the banner of the nickname "Sooners". The university is home to several museums, including the Fred Jones Jr. Museum of Art, which contains the largest collection of French Impressionist art ever given to an American university, as well as the Sam Noble Oklahoma Museum of Natural History.

JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office

THE UNIVERSITY OF OKLAHOMA

The University of Oklahoma is the largest university in the state of Oklahoma, with approximately 30,000 students enrolled. The university was founded in 1890, prior to Oklahoma statehood. The university includes both Norman and Oklahoma City campuses with the main campus located in Norman. The Princeton Review named the University of Oklahoma one of its "BEST VALUE" COLLEGES. The school is ranked first per capita among public universities in enrollment of National Merit Scholars and has seen 28 Rhodes Scholars graduate since the program's inception in 1902. PC Magazine and the Princeton Review rated it one of the "20 MOST WIRED COLLEGES" while the Carnegie Foundation classifies it as a research university with "HIGHEST RESEARCH ACTIVITY."

The University of Oklahoma sponsors many collegiate sporting events in Norman. The school is well known for its football program, having won seven NCAA Division I National Football Championships. In addition, it has the best winning percentage of any Division I FBS team since the introduction of the AP Poll in 1936 and has played in four BCS National Championship Games since 1998.

During football season, the Oklahoma Sooners football program contributes significantly to Norman's economy. During game day weekends, Norman sees an influx out of town traffic from all over the country with over 85,000 people routinely attending football games. Norman's local businesses, especially areas around campus and Campus Corner, benefit greatly from the game day traffic alone. The program ranks in the **TOP 10 OF ESPN'S TOP COLLEGE FOOTBALL MONEY-MAKERS** with home games generating revenues at approximately **\$59 MILLION** and game day operating expenses at about **\$6.1 MILLION**.



10,700
EMPLOYEES



85,000
FOOTBALL GAME ATTENDEES



30,000
STUDENTS



\$277M
IN RESEARCH FUNDING

JUDY J. HATFIELD, CCIM

Equity Commercial Realty Advisors, LLC
jjhatfield@ccim.net

(405) 640- 6167 cell
(405) 364- 5300 office