1724-1930 S. 4TH STREET
CHICKASHA, OK 73018

Southland Shopping Center



Retail Space For Lease

Suites Available:

1724: 1,920 SF +/- (End Cap with Drive Thru) $15.00/SF
1734: 960 SF +/- $12.00/SF
1740A: 1,800 SF +/- $12.00/SF
1748: 2,400 SF +/- $12.00/SF
1750: 1,800 SF +/- $12.00/SF
1780: 8,312 SF +/- $10.00/SF
1920: 6,000 SF +/- $9.00/SF
1922: 6,000 SF +/- $9.00/SF
1920 & 1922: Can Be Combined-12,000 SF +/- $9.00/SF

NNN Charges: $1.79/SF

NAIRED COMMERCIAL REAL ESTATE
405.840.0600 | NAIRED.COM

DAVID HARTNACK
405.761.8955
DAVID@NAIRED.COM

SAM SWANSON
405.208.2046
SAM@NAIRED.COM

HENRY JACKSON
405.240.4946
HENRY@NAIRED.COM



PROPERTY OVERVIEW

TOTAL SF	151,764 SF
LOT SIZE	10.73 ACRES +\-
YEAR BUILT	1975 / RENOVATED 2012
ZONING	COMMERCIAL

PROPERTY HIGHLIGHTS

- Strong national and regional tenant mix
- Located in the heart of Chickasha's premier commercial corridor
- The premier shopping center in Chickasha
- End Cap Drive Thru Available

LOCATION HIGHLIGHTS

- Chickasha serves as a connector hub between OKC & Lawton
- 40 Miles from OKC
- 40 Miles from Lawton

DEMOGRAPHICS

POPULATION
1 MILE: 5,730
3 MILES: 19,058
5 MILES: 21,507

AVERAGE HOUSEHOLD INCOME
1 MILE: $62,450
3 MILES: $69,594
5 MILES: $72,201

TOTAL HOUSEHOLDS
1 MILE: 2,366
3 MILES: 7,280
5 MILES: 8,208

ON US-81
1 MILE FROM US-62
1.1 MILES FROM I-44

SOUTHLAND SHOPPING CENTER







SOUTHLAND SHOPPING CENTER SITE PLAN



SOUTHLAND SHOPPING CENTER

SUITE	TENANT	SF
1724	**AVAILABLE**	**1,920 SF**
1726	Farmers Insurance	1,200 SF
1728	Cherokee Temps	1,200 SF
1730	Nail World	1,200 SF
1732	Napoli's Italian Restaurant	5,000 SF
1734	**AVAILABLE**	**960 SF**
1740	**AVAILABLE**	**1,800 SF**
1742	Dragon Training Academy	2,400 SF
1744	Sun Loan	1,200 SF
1748	**AVAILABLE**	**2,400 SF**
1750	**AVAILABLE**	**1,800 SF**
1754	Shape Fitness	11,677 SF
1778	Tobacco & Vape Factory	1,800 SF
1780	**AVAILABLE**	**8,312 SF**
1786	Pets Supplies Plus	6,000 SF
1802	CVS	
1814	Dollar Tree	8,754 SF
1814A	Billy Sims BBQ	2,600 SF
1820	Tequila Plata Mexican Restaurant	4,500 SF
1828	AT&T	3,000 SF
1830	Maurice's	5,040 SF
1850	Bealls	16,438 SF
1920	**AVAILABLE**	**6,000 SF**
1922	**AVAILABLE**	**6,000 SF**
1926	Rent-A-Center	4,900 SF
1928	Chickasha Spirits	2,160 SF
1930	Boom-a-rang Diner	1,940 SF

SOUTHLAND SHOPPING CENTER AERIAL



NAIRED COMMERCIAL REAL ESTATE

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental or other conditions, prior to sale, lease, or financing, or withdrawal without notice, and of any special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contrained therein are any to be implied.