

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$2,500,000
Lot Size:	2.132 Acres
Year Built:	2008
Building Size:	10,500
Market:	Oklahoma City Metro
Traffic Count:	12,300
Zoning:	Commercial (C2)
Submarket:	Norman

PROPERTY OVERVIEW

Wayne's Waterside Grill is a full service restaurant with all of the newest restaurant amenities included in the latest state of the art restaurants of today. From its high end POS System to its specialized refrigeration systems, this restaurant has all the amenities any restaurant would desire. This 10,500 square foot restaurant is near ready for a opening business. The property has a great view looking out to the waterside.

TO VIEW VIDEO OF PROPERTY: www.retailoklahoma.com/watersidegrill

LOCATION OVERVIEW

The property is located at 370 Ed Noble Pkwy in Norman, Oklahoma. The property is directly on Interstate 35 near Main Street, the main entrance hub to Norman, Oklahoma. Restaurants in the area include Charleston's, BJ's Brewhouse, Chili's Grill & Bar, Applebee's and Olive Garden. Wayne's Waterside Grill is located just down the street from Bed Bath & Beyond, Barnes & Noble, Toys "R" Us, Ross, PetSmart, and many more.

All of Lot 3A, Block 1 and part of Lot 5A of the MXD Addition Section AND part of original Lot 2 Bock 1 of Strawberry Lake Addition, Section 4. (complete legal description to be determined by survey)

For more information please contact:

PAUL RAVENCRAFT
pravencraft@pricedwards.com
405.239.1220

PHILLIP MAZAHERI, CCIM
pmazaheri@pricedwards.com
405.239.1221

GEORGE WILLIAMS, CCIM
gwilliams@pricedwards.com
405.239.1270

ADDITIONAL PHOTOS



For more information please contact:

PAUL RAVENCRAFT
pravencraft@pricedwards.com
405.239.1220

PHILLIP MAZAHERI, CCIM
pmazaheri@pricedwards.com
405.239.1221

GEORGE WILLIAMS, CCIM
gwilliams@pricedwards.com
405.239.1270

ADDITIONAL PHOTOS



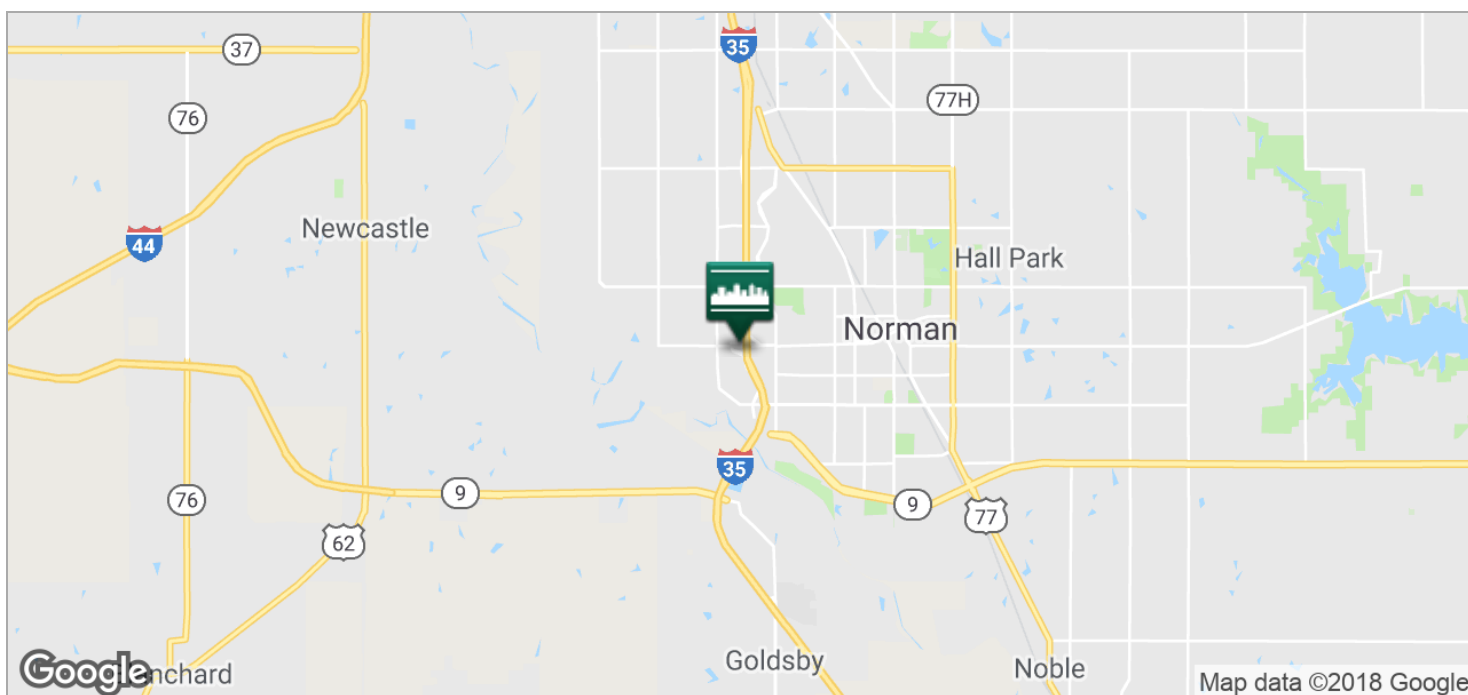
For more information please contact:

PAUL RAVENCRAFT
pravencraft@pricedwards.com
405.239.1220

PHILLIP MAZAHERI, CCIM
pmazaheri@pricedwards.com
405.239.1221

GEORGE WILLIAMS, CCIM
gwilliams@pricedwards.com
405.239.1270

LOCATION MAPS



For more information please contact:

PAUL RAVENCRAFT
pravencraft@pricedwards.com
405.239.1220

PHILLIP MAZAHERI, CCIM
pmazaheri@pricedwards.com
405.239.1221

GEORGE WILLIAMS, CCIM
gwilliams@pricedwards.com
405.239.1270