

# RIVERWALK CROSSING

**RETAIL / OFFICE SPACE AVAILABLE**

400 -1100 Riverwalk · Jenks, Oklahoma 74137



- Retail Space Available 1,400 SF / Office Space Available 156 - 5,135 SF
- Daytime Population within (3 miles) Trade Area: 22,851
- After Hours Security and Local On-Site Management
- 1,300 Parking On-Site



**FOR MORE INFORMATION:**

**Matt Mardis**

Principal, Paine & Associates  
**918-481-5380 ext.13**  
matt@paine-associates.com

**Garrett Mahaney**

Partner, Paine & Associates  
**918-481-5380 ext.11**  
garrett@paine-associates.com

**Brian Paine**

Principal, Paine & Associates  
**918-481-5380 ext.12**  
brian@paine-associates.com



**P A I N E**

COMMERCIAL REAL ESTATE

PAIN-ASSOCIATES.COM

# RIVERWALK CROSSING

For Lease  
Mixed Use Project  
**RETAIL · OFFICE**

300 -1100 Riverwalk · Jenks, Oklahoma 74137

## RIVERWALK CROSSING



### Retail/Office Building 300

Retail 100% Lease  
3,566 SF Office

### Retail Building 400

3,745 SF

### Retail Building 500

1,401 SF Retail

### Building 600

Flying Tee  
53,102 SF

### Office Building 1000

11,453 SF Office

### Office Building 1100

5,135 SF Office

#### FOR MORE INFORMATION:

##### **Matt Mardis**

Principal, Paine & Associates  
**918-481-5380 ext.13**  
matt@paine-associates.com

##### **Garrett Mahaney**

Partner, Paine & Associates  
**918-481-5380 ext.11**  
garrett@paine-associates.com

##### **Brian Paine**

Principal, Paine & Associates  
**918-481-5380 ext.12**  
brian@paine-associates.com

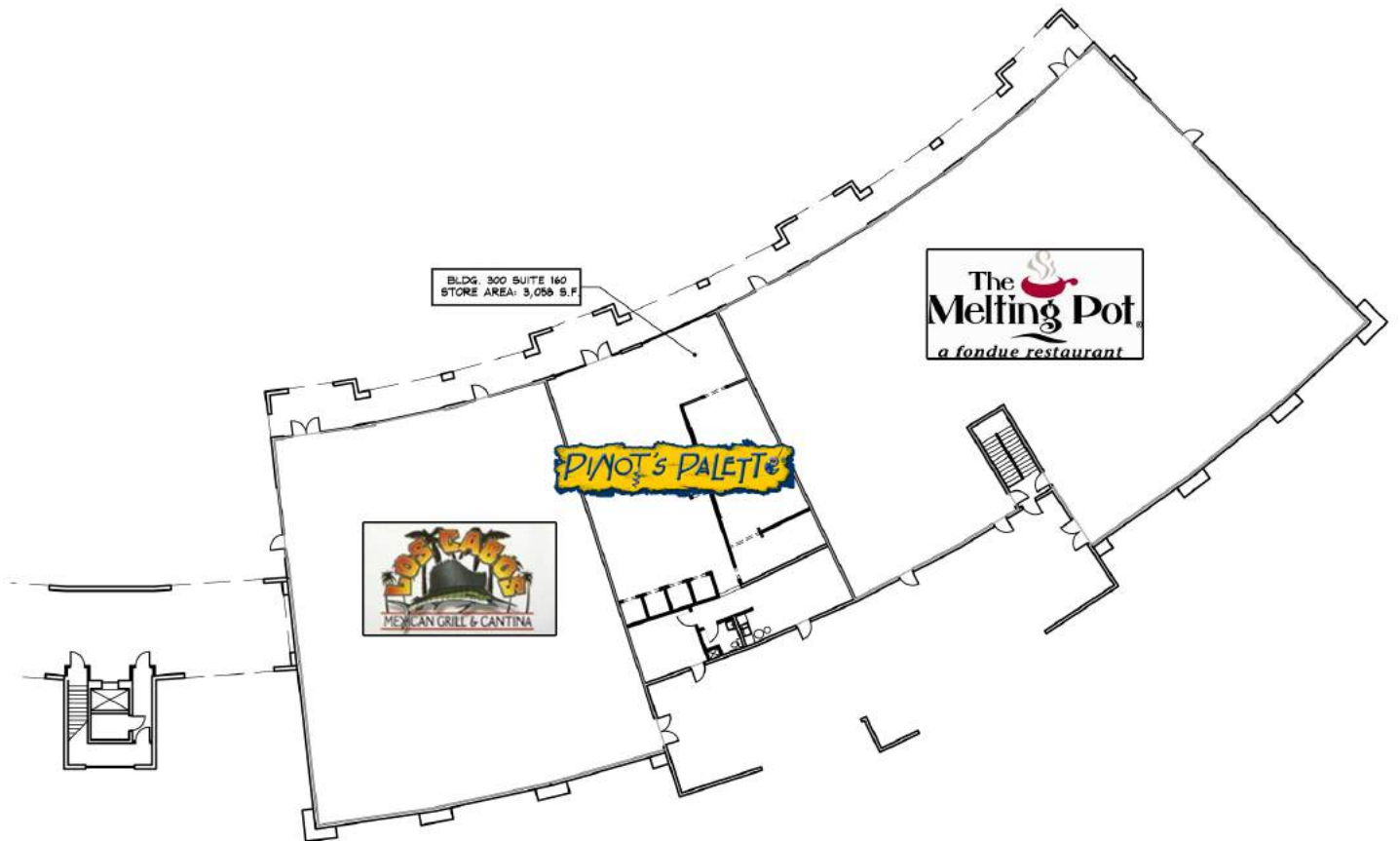


# PAINE

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM

# RIVERWALK CROSSING



## RIVERWALK CROSSING BUILDING 300

### OFFICE:

#### Scotty Harper

Vice President, Paine & Associates

918-481-5380 ext.14

scotty@paine-associates.com

#### Garrett Mahaney

Partner, Paine & Associates

918-481-5380 ext.11

garrett@paine-associates.com

### RETAIL:

#### Brian Paine

Principal, Paine & Associates

918-481-5380 ext.12

brian@paine-associates.com

#### Matt Mardis

Principal, Paine & Associates

918-481-5380 ext.13

matt@paine-associates.com

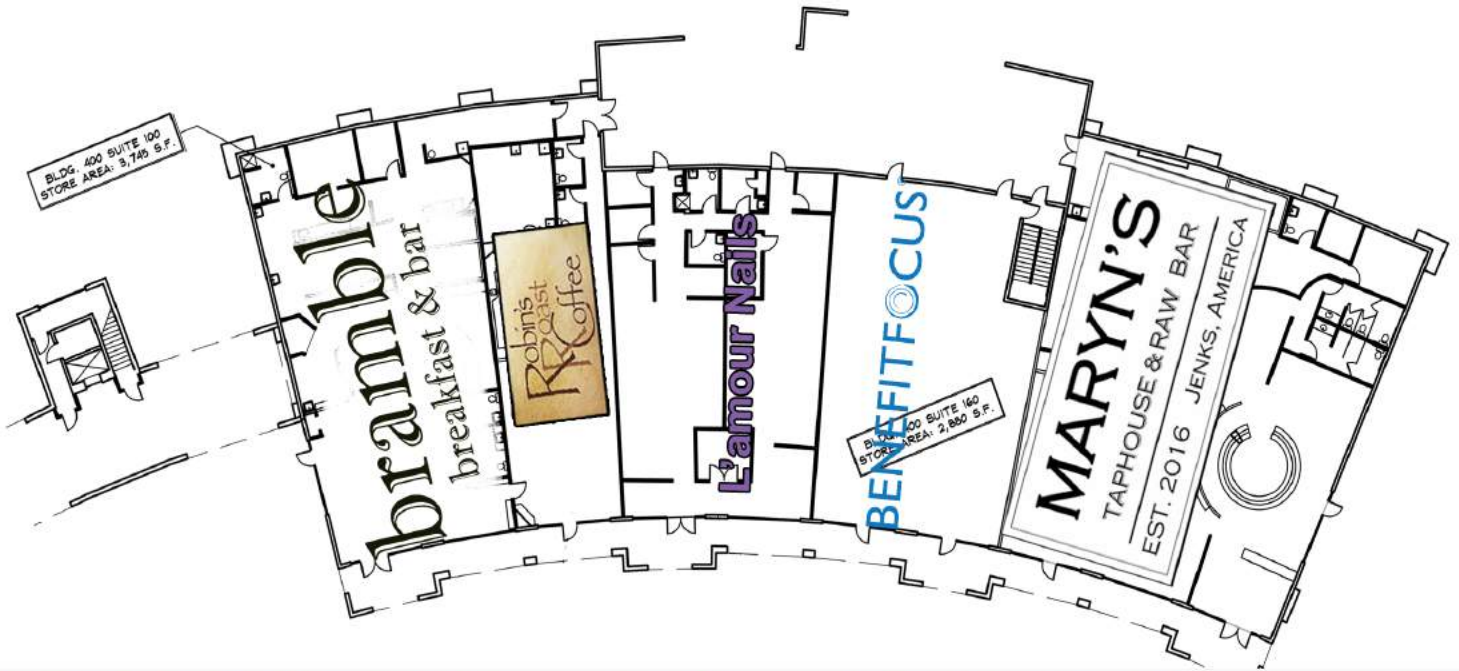


# PAINE

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM

# RIVERWALK CROSSING



RIVERWALK CROSSING

## BUILDING 400

FOR MORE INFORMATION:

**Matt Mardis**

Principal, Paine & Associates  
**918-481-5380 ext.13**  
matt@paine-associates.com

**Garrett Mahaney**

Partner, Paine & Associates  
**918-481-5380 ext.11**  
garrett@paine-associates.com

**Brian Paine**

Principal, Paine & Associates  
**918-481-5380 ext.12**  
brian@paine-associates.com

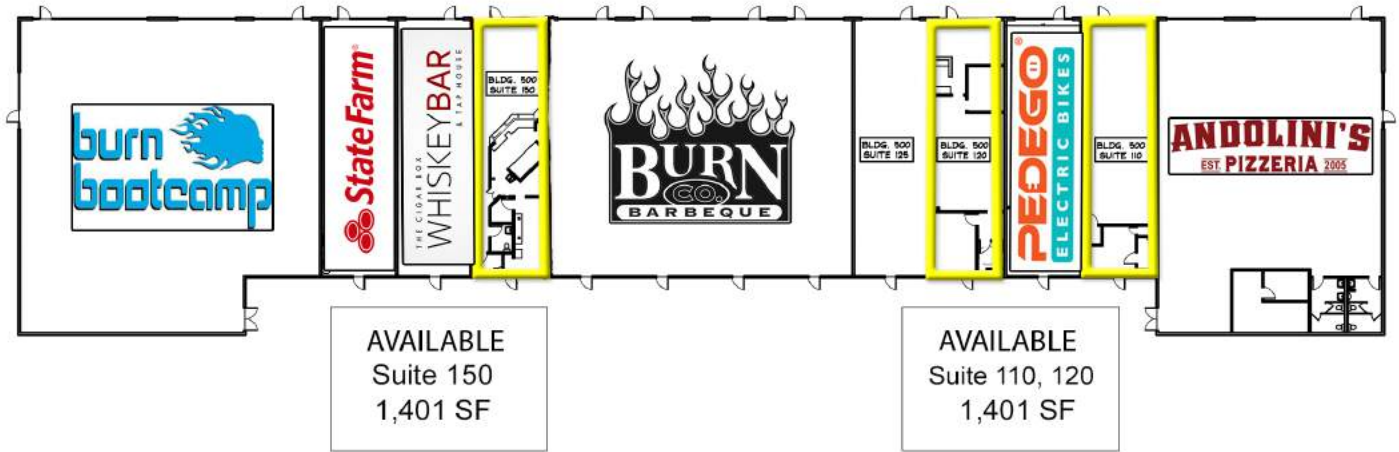


**P A I N E**

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM

# RIVERWALK CROSSING



## RIVERWALK CROSSING BUILDING 500

### FOR MORE INFORMATION:

#### **Matt Mardis**

Principal, Paine & Associates  
**918-481-5380 ext.13**  
matt@paine-associates.com

#### **Garrett Mahaney**

Partner, Paine & Associates  
**918-481-5380 ext.11**  
garrett@paine-associates.com

#### **Brian Paine**

Principal, Paine & Associates  
**918-481-5380 ext.12**  
brian@paine-associates.com

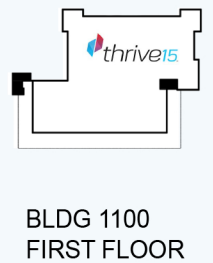
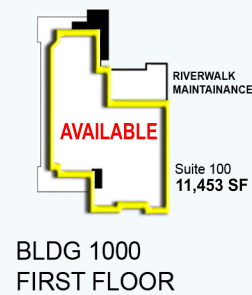
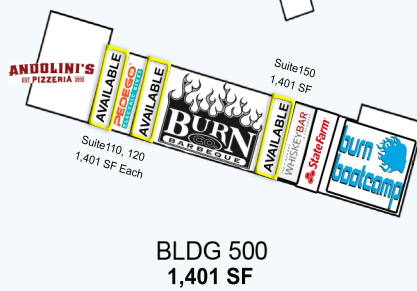
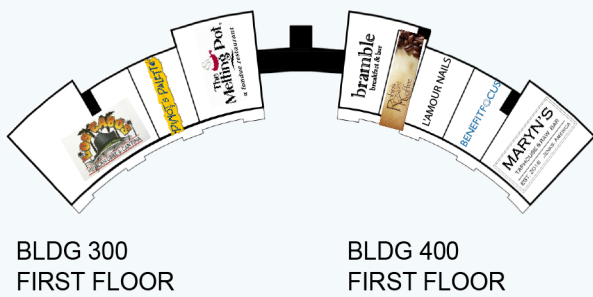
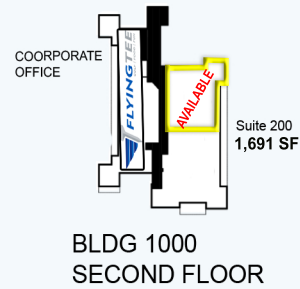


# PAINE

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM

# RIVERWALK CROSSING



## RIVERWALK CROSSING BUILDING 1000 - 1100

### FOR MORE INFORMATION:

**Matt Mardis**  
Principal, Paine & Associates  
918-481-5380 ext.13  
matt@paine-associates.com

**Garrett Mahaney**  
Partner, Paine & Associates  
918-481-5380 ext.11  
garrett@paine-associates.com

**Brian Paine**  
Principal, Paine & Associates  
918-481-5380 ext.12  
brian@paine-associates.com



# RIVERWALK CROSSING

## A GLANCE AT JENKS

**Riverwalk Crossing is located in the heart of The RiverWalk District**, South Tulsa's first major lifestyle center and inaugural riverfront development. Situated on the west bank of the Arkansas River, this mixed-use hub connects to the Oklahoma Aquarium, the Tulsa Riverparks Trail System, Jenks High School, RiverSpirit Casino and the thriving 96th Street and Riverside Drive area.

**Jenks is a thriving business community.** Jenks boasts an excellent tax base, outstanding school district, quality homes and prime location within the Tulsa metropolitan area. Companies like Kimberly Clark, Green Country Energy, Tulsa Winch and Cogentric; make Jenks a great place to live, work and do business.

**Jenks is named the "Antique Capital of Oklahoma."** Enjoy visiting the historic charm of downtown Jenks with its wonderful brick architecture and its bustling antique and arts district.

**"Jenks is one of America's Best Places to Live"** by Money Magazine.

## RIVERWALK CROSSING



## JENKS DEMOGRAPHICS

<b>Traffic Demographics (2014)</b>	96th Street	Creek Tpk	Riverside Dr
<b>Daily Traffic Counts</b>	35,791	40,840	28,000
<b>Jenks Demographics (2014)</b>	5 Minutes	10 Minutes	15 Minutes
<b>Population</b>	13,884	120,316	360,622
<b>Jenks Demographics (2014)</b>	1 Mile	3 Miles	5 Miles
<b>Daytime Population</b>	3,884	22,851	89,555
<b>Jenks Demographics (2014)</b>	5 Minutes	10 Minutes	15 Minutes
<b>Average HH Income</b>	\$85,856	\$88,820	\$74,324
<b>Jenks Demographics (2014)</b>			
<b>Average Age</b>	36 yrs. old		

### FOR MORE INFORMATION:

#### **Matt Mardis**

Principal, Paine & Associates

**918-481-5380 ext.13**

matt@paine-associates.com

#### **Garrett Mahaney**

Partner, Paine & Associates

**918-481-5380 ext.11**

garrett@paine-associates.com

#### **Brian Paine**

Principal, Paine & Associates

**918-481-5380 ext.12**

brian@paine-associates.com



# P A I N E

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM

# RIVERWALK CROSSING



## RIVERWALK CROSSING

# TRAFFIC GENERATORS

FOR MORE INFORMATION:

### Matt Mardis

Principal, Paine & Associates  
**918-481-5380 ext.13**  
 matt@paine-associates.com

### Brian Paine

Principal, Paine & Associates  
**918-481-5380 ext.12**  
 brian@paine-associates.com

### Garrett Mahaney

Partner, Paine & Associates  
**918-481-5380 ext.11**  
 garrett@paine-associates.com



# PAINE

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM



# RIVERWALK CROSSING



## RIVERWALK CROSSING

# TRAFFIC GENERATORS

### FOR MORE INFORMATION:

#### **Matt Mardis**

Principal, Paine & Associates  
**918-481-5380 ext.13**  
matt@paine-associates.com

#### **Garrett Mahaney**

Partner, Paine & Associates  
**918-481-5380 ext.11**  
garrett@paine-associates.com

#### **Brian Paine**

Principal, Paine & Associates  
**918-481-5380 ext.12**  
brian@paine-associates.com

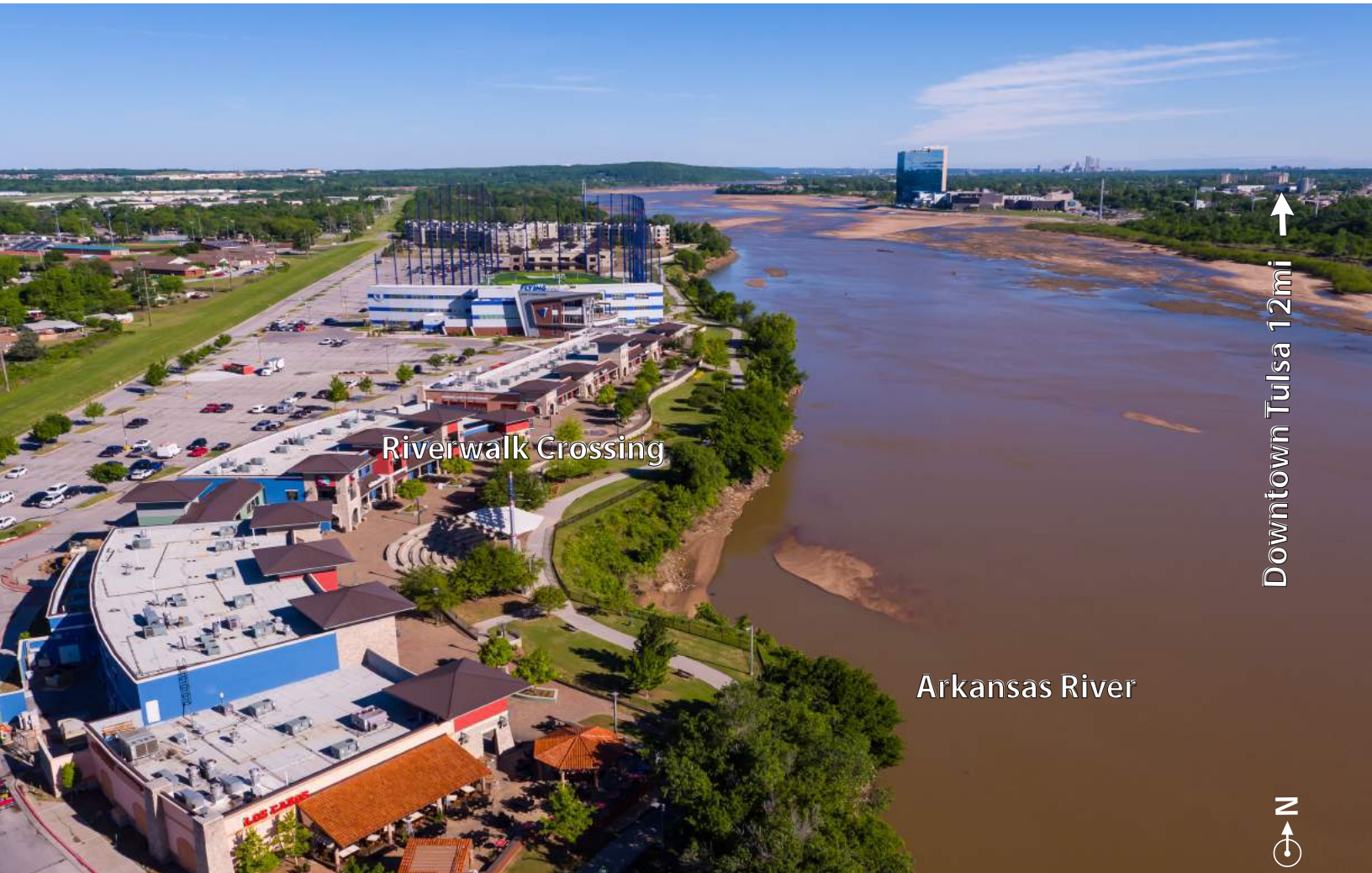


# PAINE

COMMERCIAL REAL ESTATE

PAINE-ASSOCIATES.COM

# RIVERWALK CROSSING



Riverwalk Crossing

Arkansas River

Downtown Tulsa 12mi ↑



## RIVERWALK CROSSING AERIAL

### FOR MORE INFORMATION:

#### **Matt Mardis**

Principal, Paine & Associates

**918-481-5380 ext.13**

[matt@paine-associates.com](mailto:matt@paine-associates.com)

#### **Garrett Mahaney**

Partner, Paine & Associates

**918-481-5380 ext.11**

[garrett@paine-associates.com](mailto:garrett@paine-associates.com)

#### **Brian Paine**

Principal, Paine & Associates

**918-481-5380 ext.12**

[brian@paine-associates.com](mailto:brian@paine-associates.com)



# PAINE

COMMERCIAL REAL ESTATE

[PAINE-ASSOCIATES.COM](http://PAINE-ASSOCIATES.COM)



## FLYING TEE AT RIVERWALK CROSSING

### FOR MORE INFORMATION:

#### **Matt Mardis**

Principal, Paine & Associates

**918-481-5380 ext.13**

[matt@paine-associates.com](mailto:matt@paine-associates.com)

#### **Garrett Mahaney**

Partner, Paine & Associates

**918-481-5380 ext.11**

[garrett@paine-associates.com](mailto:garrett@paine-associates.com)

#### **Brian Paine**

Principal, Paine & Associates

**918-481-5380 ext.12**

[brian@paine-associates.com](mailto:brian@paine-associates.com)



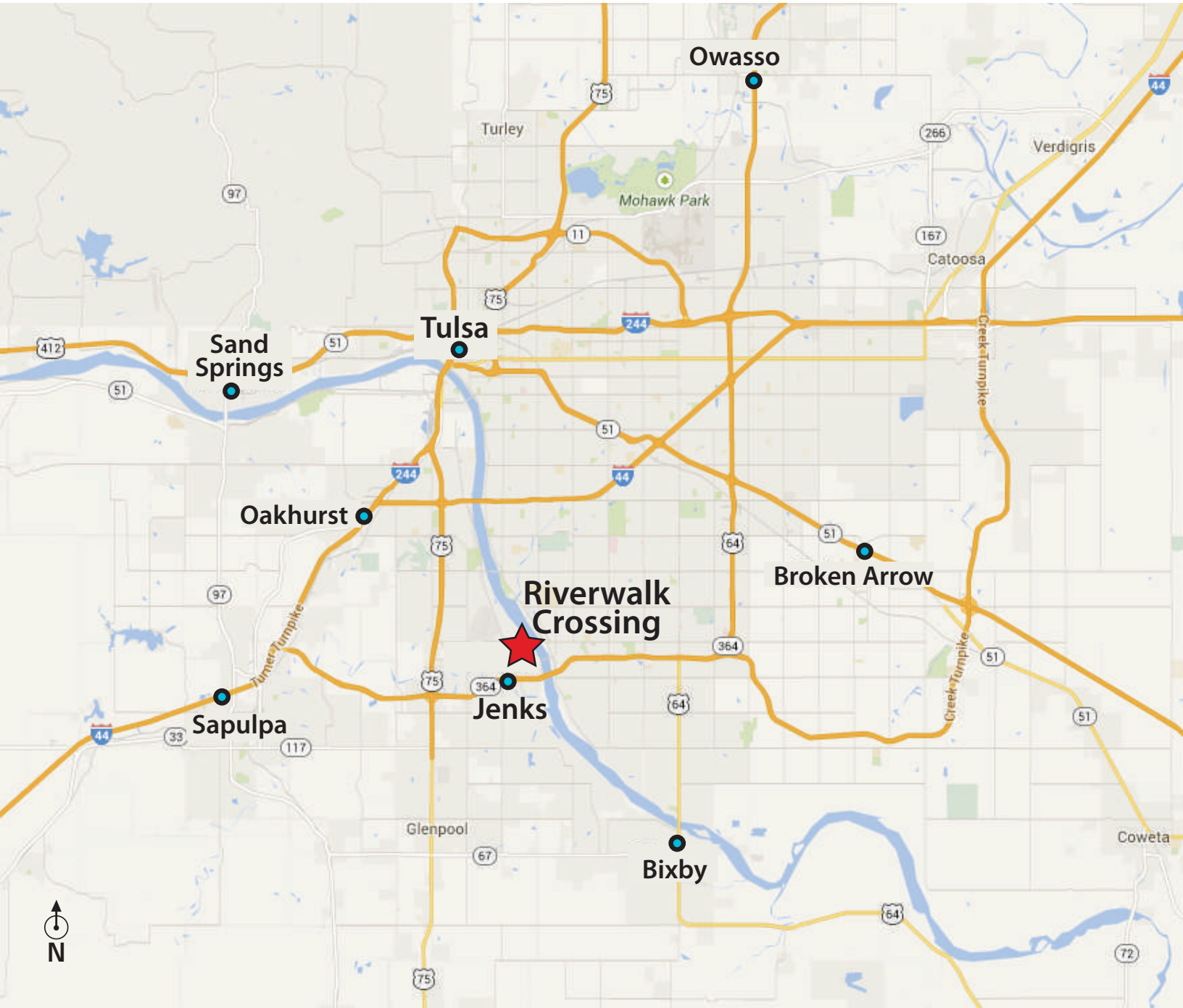
# P A I N E

COMMERCIAL REAL ESTATE

[PAINE-ASSOCIATES.COM](http://PAINE-ASSOCIATES.COM)

# RIVERWALK CROSSING

## LOCATION MAP



### FOR MORE INFORMATION:

#### **Matt Mardis**

Principal, Paine & Associates

**918-481-5380 ext.13**

[matt@paine-associates.com](mailto:matt@paine-associates.com)

#### **Garrett Mahaney**

Partner, Paine & Associates

**918-481-5380 ext.11**

[garrett@paine-associates.com](mailto:garrett@paine-associates.com)

### RETAIL:

#### **Brian Paine**

Principal, Paine & Associates

**918-481-5380 ext.12**

[brian@paine-associates.com](mailto:brian@paine-associates.com)



# P A I N E

COMMERCIAL REAL ESTATE

[PAINE-ASSOCIATES.COM](http://PAINE-ASSOCIATES.COM)