



# Aspen Creek

## >> MIXED USE DISTRICT

With over 200 acres available for retail development in partnership with the City of Broken Arrow, Aspen Creek is Broken Arrow's newest commercial location. Engineering studies have been completed and plans are in the works to add the new Aspen Interchange on the Creek Turnpike to make access to this site even easier. Aspen Creek is situated along the Creek Turnpike between Aspen Avenue (145th) and Elm Place (161st), a location destined to be a gathering spot for south Tulsans, Broken Arrowans, as well as residents of other nearby communities looking for new shopping, dining, lodging, entertainment, and office experiences.



## STATISTICS

# aspen creek

### DEMOGRAPHICS

2011 Population Estimate  
 2016 Population Projection  
 2011 Estimated Median Household Income  
 Source: Nielsen/Claritas

5 MINUTE  
DRIVE TIME

10 MINUTE  
DRIVE TIME

8,492  
 9,176  
 \$65,570  
 \$65,691

### RETAIL OPPORTUNITY GAPS

Automotive Parts & Accessories Stores  
 Radio, TV, Electronics Stores  
 Computer & Software Stores  
 Home Centers  
 Building Materials, Lumber Yards  
 Supermarkets  
 Specialty Food Stores  
 Beer, Wine & Liquor Stores  
 Pharmacies & Drug Stores  
 Children's, Infants Clothing Stores  
 Family Clothing Stores  
 Shoe Stores  
 Sporting Goods Stores  
 General Merchandise Stores (Exc. Dept. Stores)  
 Office Supply & Stationery Stores  
 Source: Nielsen/Claritas

\$4,063,745  
 \$3,746,826  
 \$1,132,553  
 \$12,015,773  
 \$11,521,473  
 \$27,240,920  
 \$1,169,114  
 \$1,034,690  
 \$8,229,224  
 \$642,902  
 \$5,732,005  
 \$1,371,801  
 \$1,986,532  
 \$11,940,634  
 \$1,773,925  
 \$7,142,232  
 \$6,308,979  
 \$4,186,792  
 \$3,310,617  
 \$10,790,353  
 \$67,437,898  
 \$4,495,601  
 \$1,707,025  
 \$22,917,541  
 \$2,727,002  
 \$16,536,409  
 \$3,580,993  
 \$8,247,957  
 \$22,601,290  
 \$3,053,030

