

PLAINS

Commercial Real Estate

C-2 ZONED LAND FOR SALE
0 Woodcrest Dr, Norman, OK 73071



C-2 ZONED LAND
Rock Creek and Porter Norman, OK 73071

COLE SMITH // (405) 245-4469 // COLE.SMITH@PLAINSCRE.COM

The information contained herein is deemed reliable; however, no warranties, guarantees or representations are made as to the accuracy thereof. The presentation of this information is submitted subject to change in conditions, price, corrections, errors, omissions, and/or withdrawal without notice.

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LOCATION:

NEC Rock Creek and Porter
Norman, OK 73071

AVAILABLE SPACE:

6.17 AC

PROPERTY HIGHLIGHTS:

- » ± 230' frontage on N Porter Ave
- » ± 765' frontage on E Rock Creek Rd
- » Multiple points for future ingress / egress
- » C-2: General Commercial Zoning

ASKING PRICE:

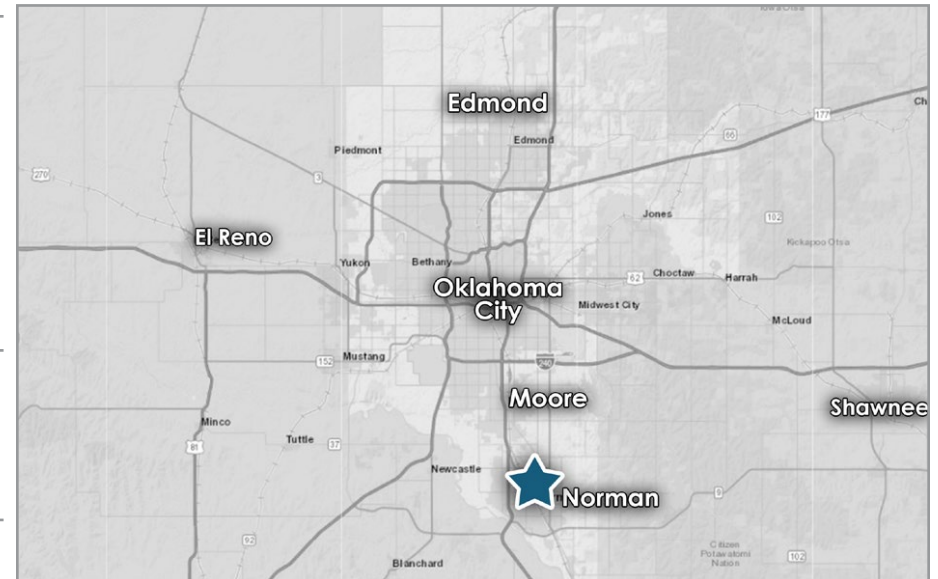
\$5.00 - \$10.00 / SF

TRAFFIC COUNTS:

W Rock Creek Rd: 7,700 VPD ('22)
E Rock Creek Rd: 7,500 VPD ('22)
N Porter Ave: 11,800 VPD ('22)
12th Ave E: 19,300 VPD ('24)

DEMOGRAPHICS:

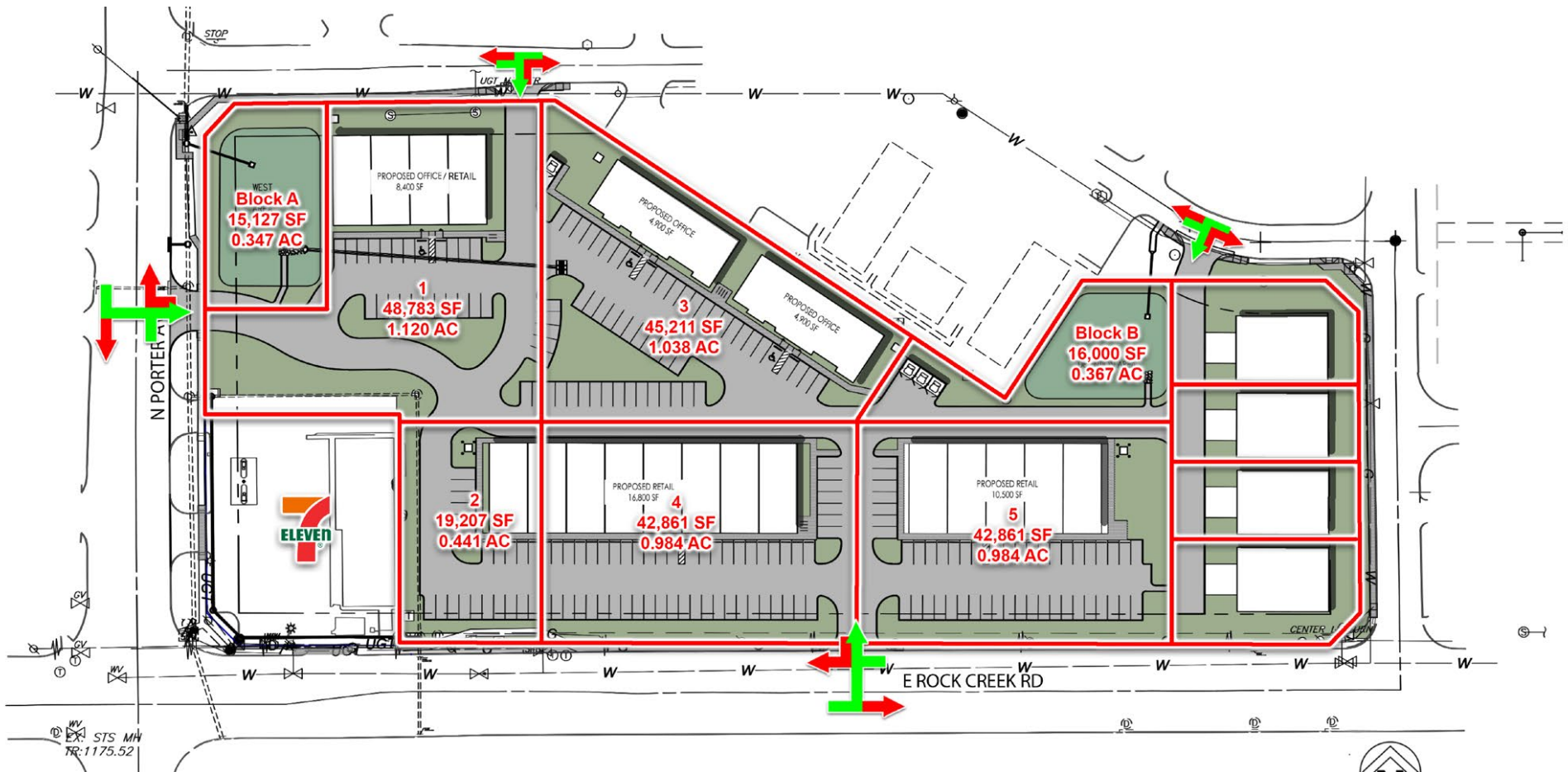
	1 Mile	3 Miles	5 Miles
2025 Population	9,968	48,974	127,029
Daytime Population	6,273	77,314	136,404
Avg. HH Income	\$113,788	\$86,005	\$95,798



ATTRACTIONS:



Proposed Site Plan



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