

LAND FOR SALE

±45.4 ACRES

**Excellent Location near
Downtown and Major Freeways**

**Reno Ave & MLK Blvd
Oklahoma City, OK 73117**



CBRE

Oklahoma City



MORE INFORMATION

Ideally located near major thoroughfares and attractions

This land is situated on the frontage road of Reno Ave, just west of MLK Blvd. It is conveniently between I-40, I-35 and I-235 near the First Americans Museum and the new OKANA Resort and Waterpark, which is scheduled to open in 2025. The waterpark is projected to have an economic impact of \$1 billion over the course of 10 years.

Property Details



45.4

TOTAL LAND SIZE (AC)



1.87M

TOTAL LAND SF



I-3

ZONING



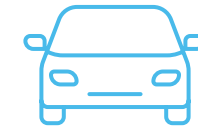
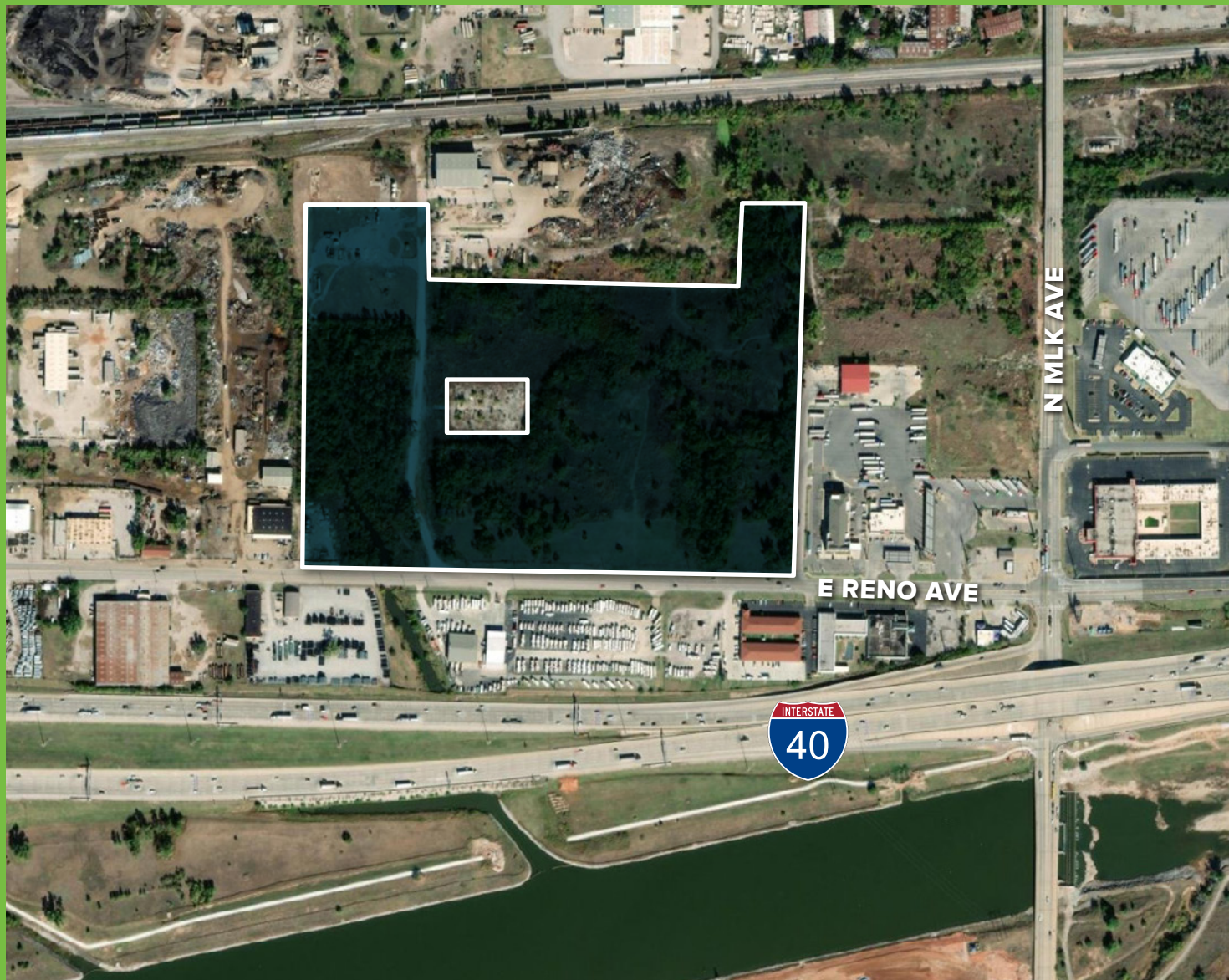
\$6.2M

SALE PRICE



\$3.32

PURCHASE PRICE PSF



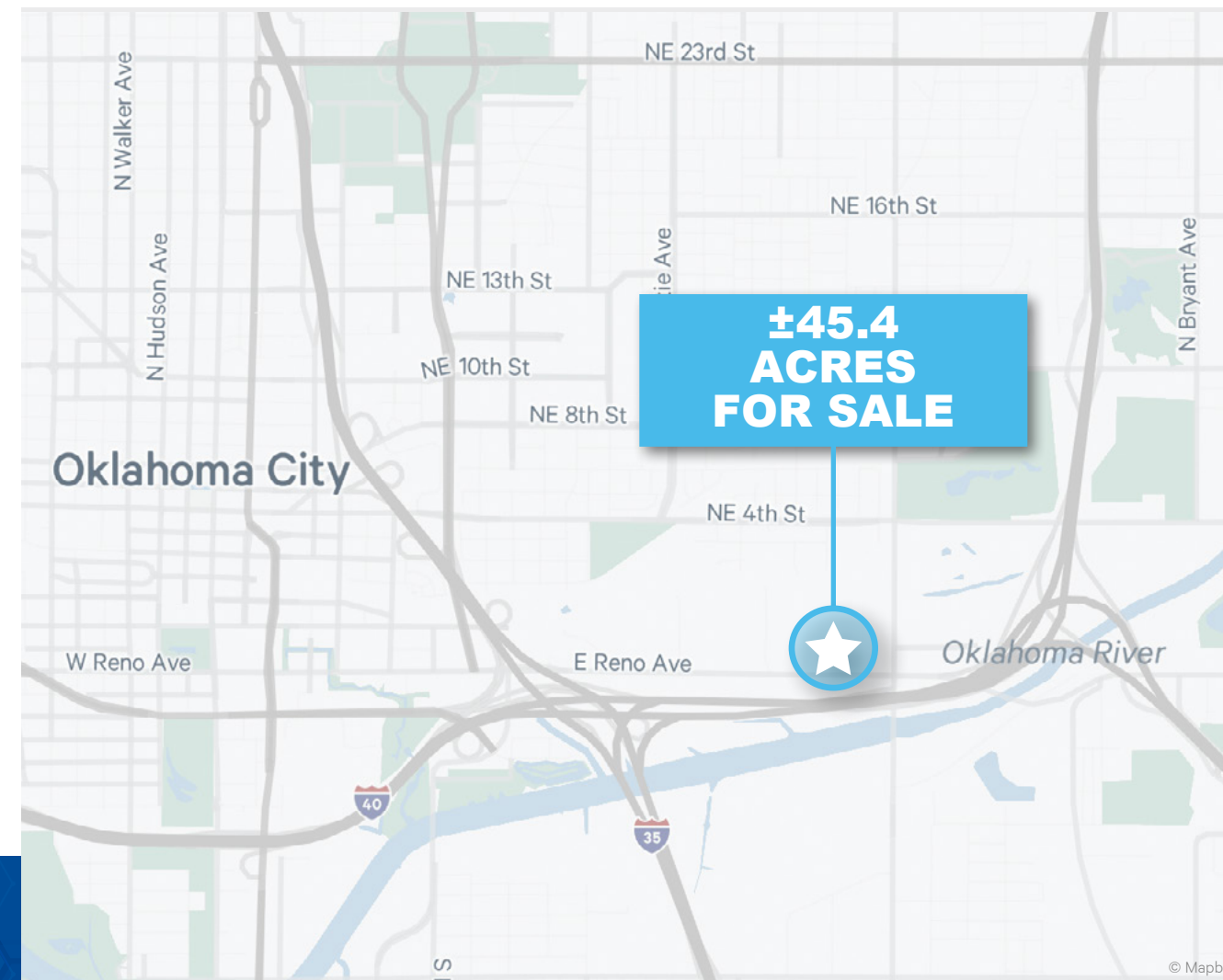
2023 TRAFFIC COUNTS

E RENO AVE 7,945 VPD

S MLK BLVD 10,342 VPD

E RENO AVE & MLK BLVD 10,298 VPD

WI-40 120,344 VPD



**Current I-3 zoning
with potential
rezoning for other uses**



**For additional
information,
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