

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$1,595,000
Lot Size:	4.33 Acres
Price / Acre:	\$368,360

PROPERTY OVERVIEW

4.33 Acres of prime real estate. Zoned O-2 in bustling area with easy access to highways 74 and 344.

PROPERTY HIGHLIGHTS

- Great visibility located in a heavily residential part of Oklahoma City.
- High traffic counts and site visibility.
- Close proximity to amenities and the Memorial Rd. corridor
- Approximately 280 feet NW 150th Street frontage

TYLER HUXLEY
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VERONICA BAKER
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ADDITIONAL PHOTOS



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LOCATION MAP

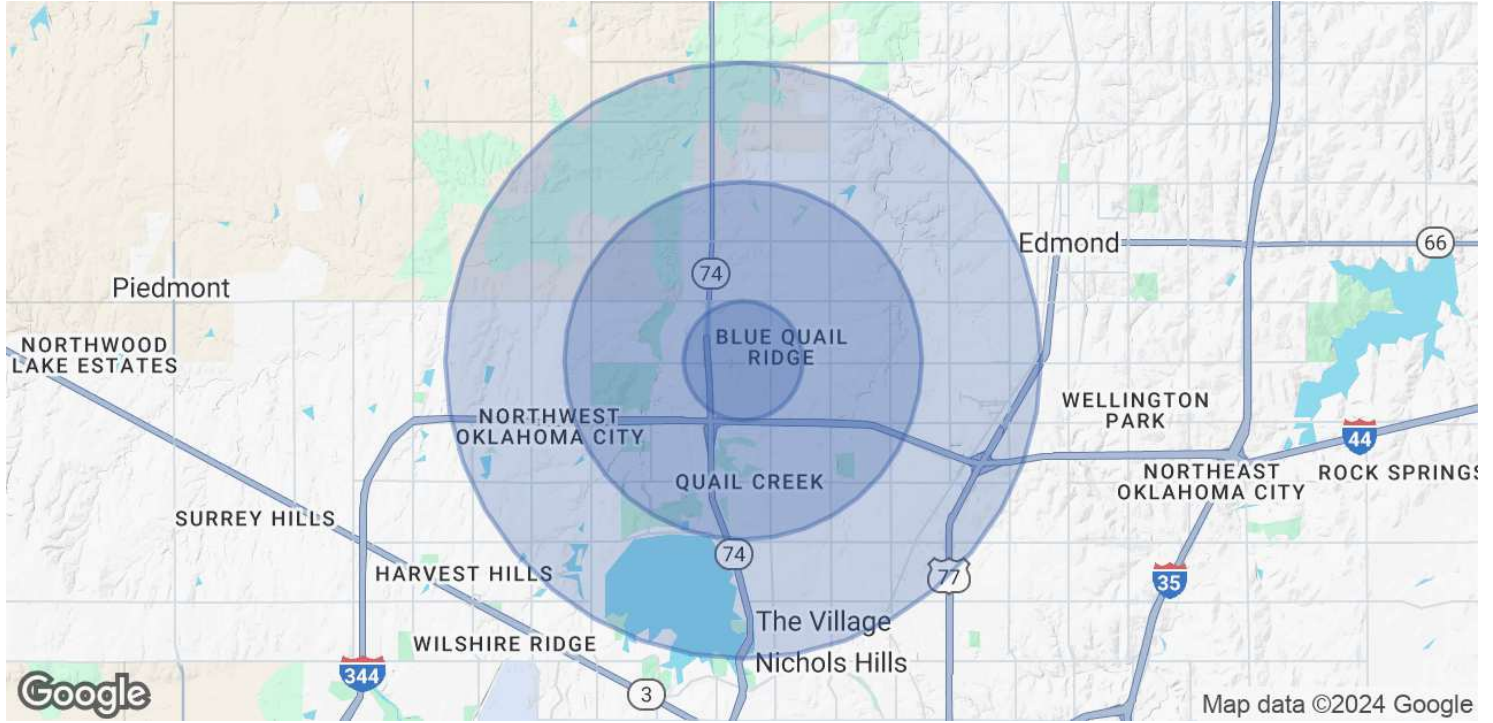


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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,297	78,041	169,877
Average Age	40	38	39
Average Age (Male)	38	37	37
Average Age (Female)	41	40	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,806	32,787	70,329
# of Persons per HH	2.2	2.4	2.4
Average HH Income	\$119,596	\$125,525	\$117,798
Average House Value	\$354,630	\$359,500	\$335,922

Demographics data derived from AlphaMap

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