

22963 Hwy 49, Lawton, OK 73507

LAND FOR LEASE



OFFERING SUMMARY

Available SF: ±4.11 Acres

Lease Rate: Negotiable

Lot Size: ±4.11 Acres

PROPERTY OVERVIEW

Land for lease on Hwy 49, the busiest thoroughfare in the area. Already has electric and water and is ready for development. Minutes from I-44, Medicine Park and the Wichita Mountains, both big attractions for tourists and locals alike. Nearby businesses include Lawtonka Vet Hospital, Burger King, Love's Convenience Store, and Dollar General.

PROPERTY HIGHLIGHTS

- Located on the busiest thoroughfare in the area
- Has electric and water to site
- Ready for development

MELISSA BUSSE

580.353.6100

mbusse@insightbrokers.com

Measurements and other information are obtained from Owner and/or other reliable sources and are offered as an aid for investment analysis. Although deemed reliable, information is not guaranteed and is provided subject to errors, omissions, prior sale or withdrawal.

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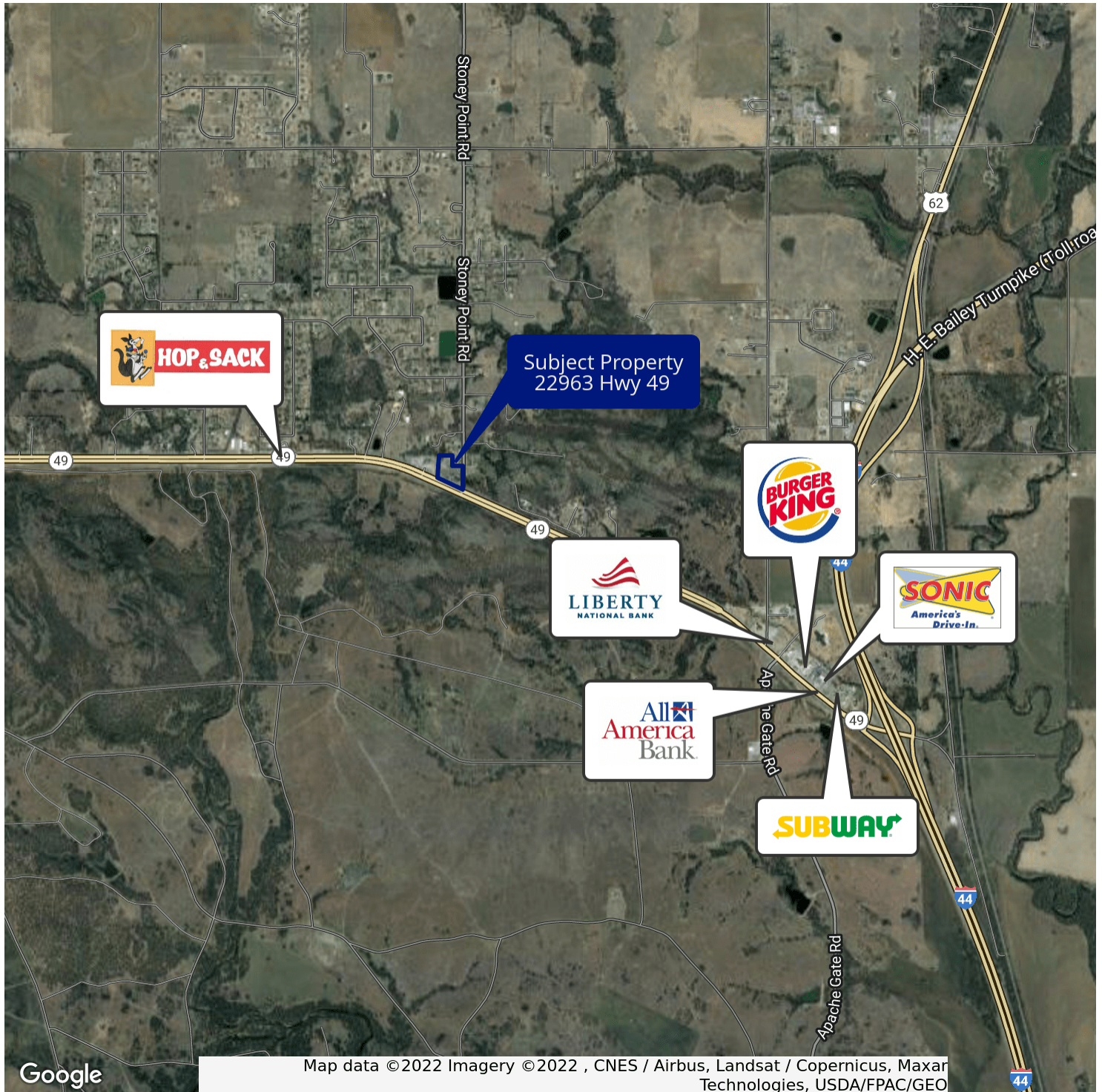


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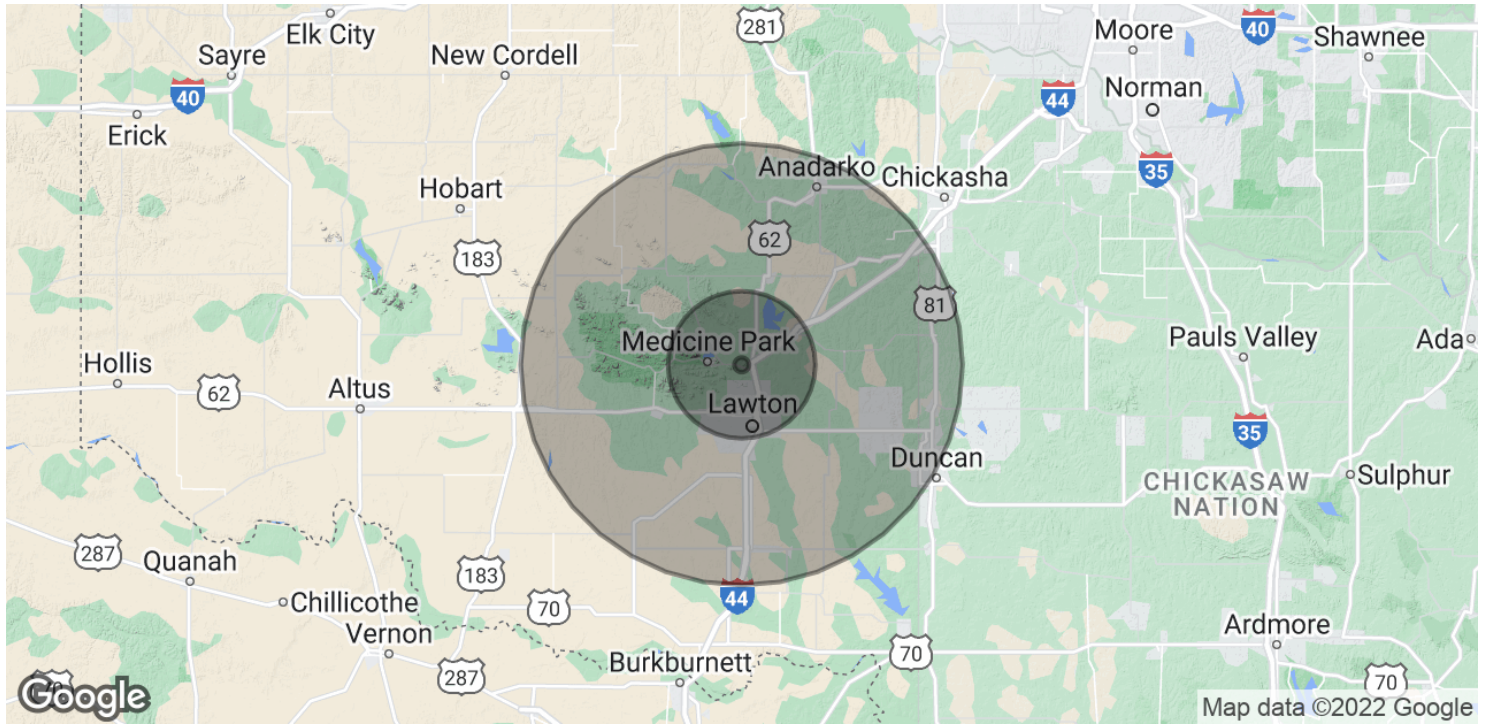
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POPULATION	1 MILE	10 MILES	30 MILES
Total Population	31	96,006	183,427
Average Age	45.2	31.4	34.5
Average Age (Male)	44.7	31.4	34.1
Average Age (Female)	46.2	31.6	34.9

HOUSEHOLDS & INCOME	1 MILE	10 MILES	30 MILES
Total Households	12	35,371	67,522
# of Persons per HH	2.6	2.7	2.7
Average HH Income	\$64,848	\$49,847	\$53,306
Average House Value	\$160,064	\$124,927	\$130,544

* Demographic data derived from 2020 ACS - US Census

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