

CATOOSA SQUARE FOR SALE



2310 N. Highway 66 - Catoosa, OK 74015

PROPERTY HIGHLIGHTS

- 7,546 TOTAL BUILDING SQ. FT. (Rogers County Assessor)
- ABUNDANT PARKING
- LOCATED JUST SOUTH OF REASOR'S GROCERY
- MARQUEE SIGNAGE
- GREAT LOCATION - HIGH TRAFFIC AREA



2024 Demographics

Source: ESRI

	1 Mile	3 Miles	5 Miles
Population	1,978	7,980	20,245
Households	817	3,150	7,524
Average HH Income	\$95,324	\$90,513	\$104,687



Traffic Count

INCOG 2024

18,538 Vehicles per day

N. Highway 66



BAUER & ASSOCIATES, REALTORS®

"A LEADER IN TULSA COMMERCIAL REAL ESTATE SINCE 1979"

Commercial - Industrial - Investment Property - Property Management

6846 S. Canton Ave., Suite 100, Tulsa, OK 74136

All statements herein are for information purposes only and are believed to be reliable; however, no warranty or representation is made as to the accuracy thereof and the same is submitted subject to errors, omissions, change of price, terms, conditions and prior sale or lease.

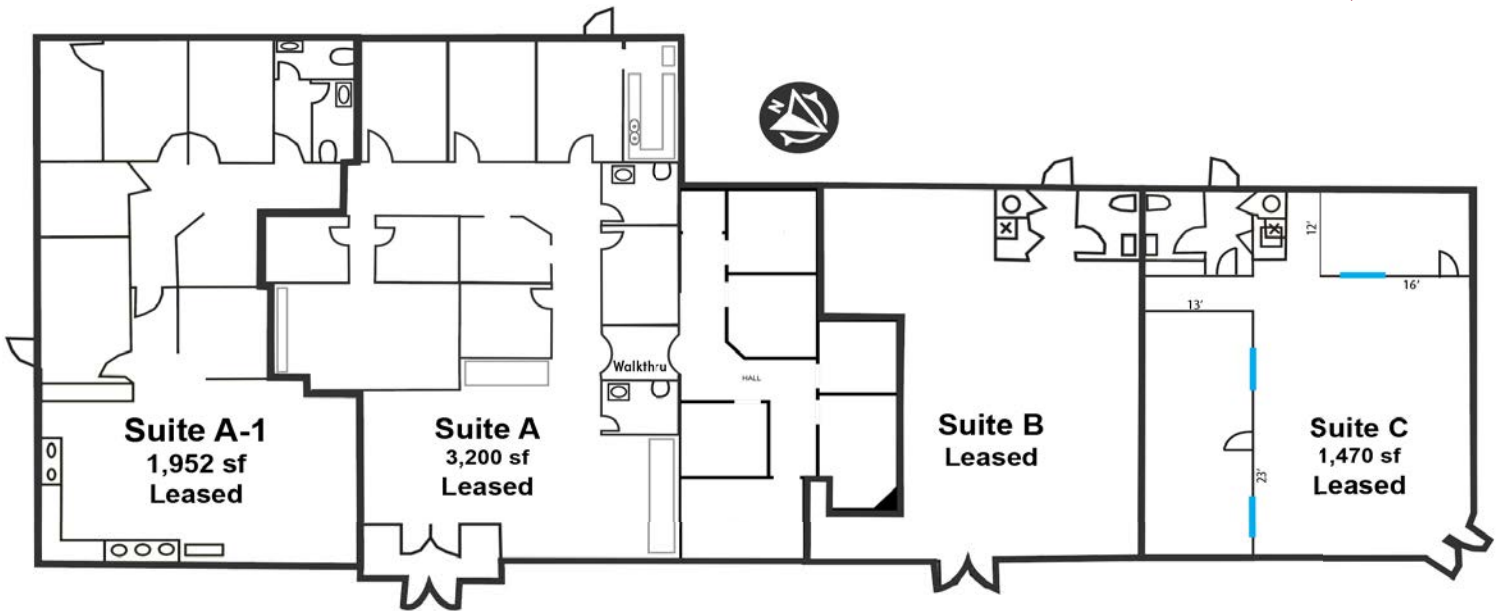
SHEILA COOPER

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SUITE A-1



SUITE C



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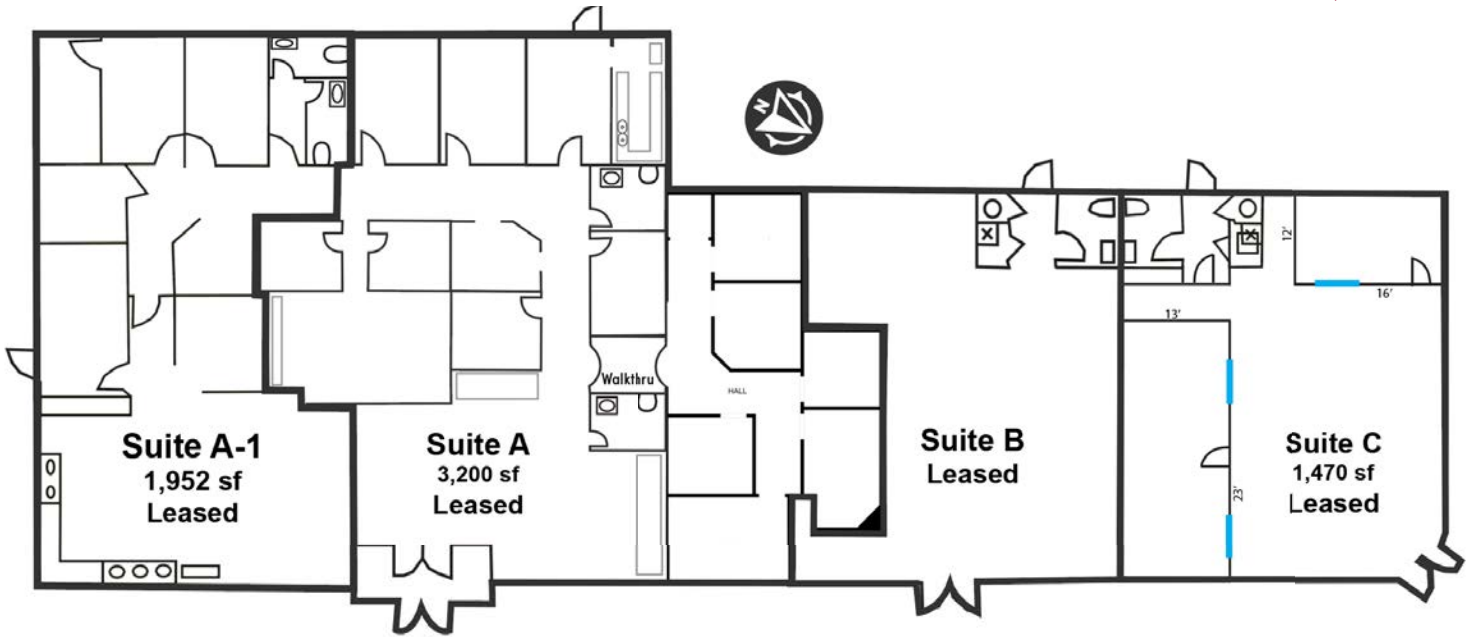
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SUITE A



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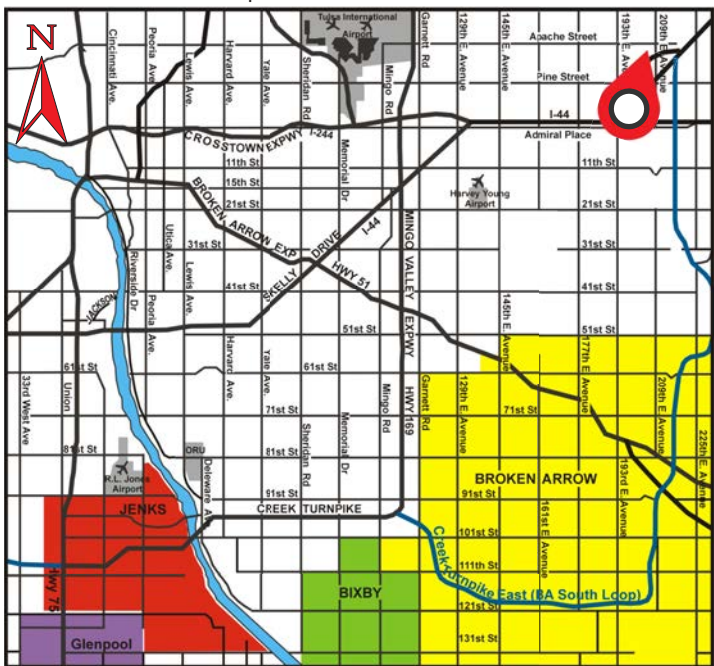
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Greater Tulsa Area Map



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