

**2614 SW Lee Blvd
Lawton, OK 73505**

**OFFICE BUILDING
FOR SALE**



OFFERING SUMMARY

Sale Price: \$259,000

Lot Size: 1.14 Acres

Year Built: 1973

Building Size: 1,992 SF

Zoning: I-1

Price / SF: \$130.02

PROPERTY OVERVIEW

±1,992 sf freestanding office building for sale on a ±1.14 acre lot on high traffic SW Lee Blvd in Lawton, OK. Building features a receptionist/waiting area, a conference room, four (4) large offices, a full kitchen, and a garage with an overhead door. Nearby businesses include Sonic Drive-In, Walmart Neighborhood Market, LCHC Family First Clinic, Taco Bell, Country Cafe, and Dollar General.

PROPERTY HIGHLIGHTS

- Located on high traffic Lee Blvd.
- ±1.14 acre lot

MELISSA BUSSE

580.353.6100

mbusse@insightbrokers.com

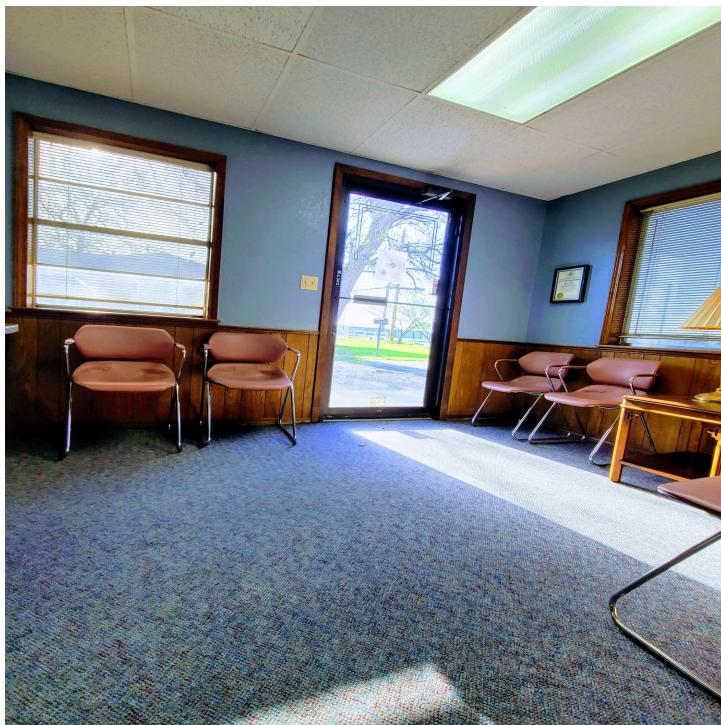
Measurements and other information are obtained from Owner and/or other reliable sources and are offered as an aid for investment analysis. Although deemed reliable, information is not guaranteed and is provided subject to errors, omissions, prior sale or withdrawal.

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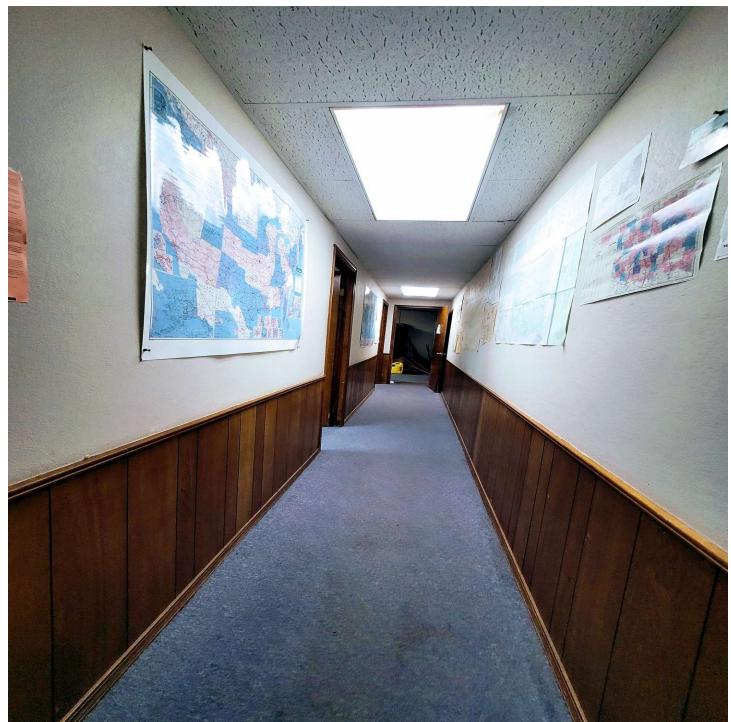
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Insight Commercial Real Estate Brokerage, LLC

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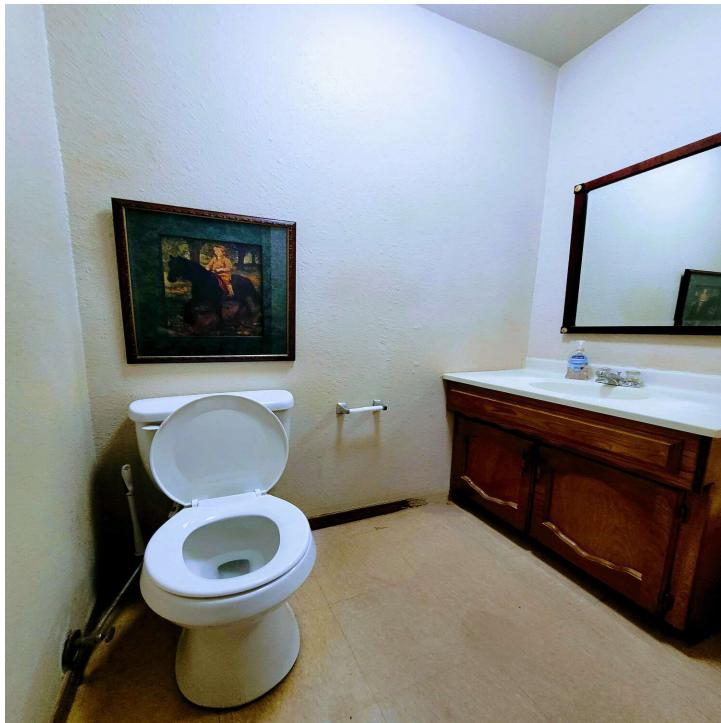
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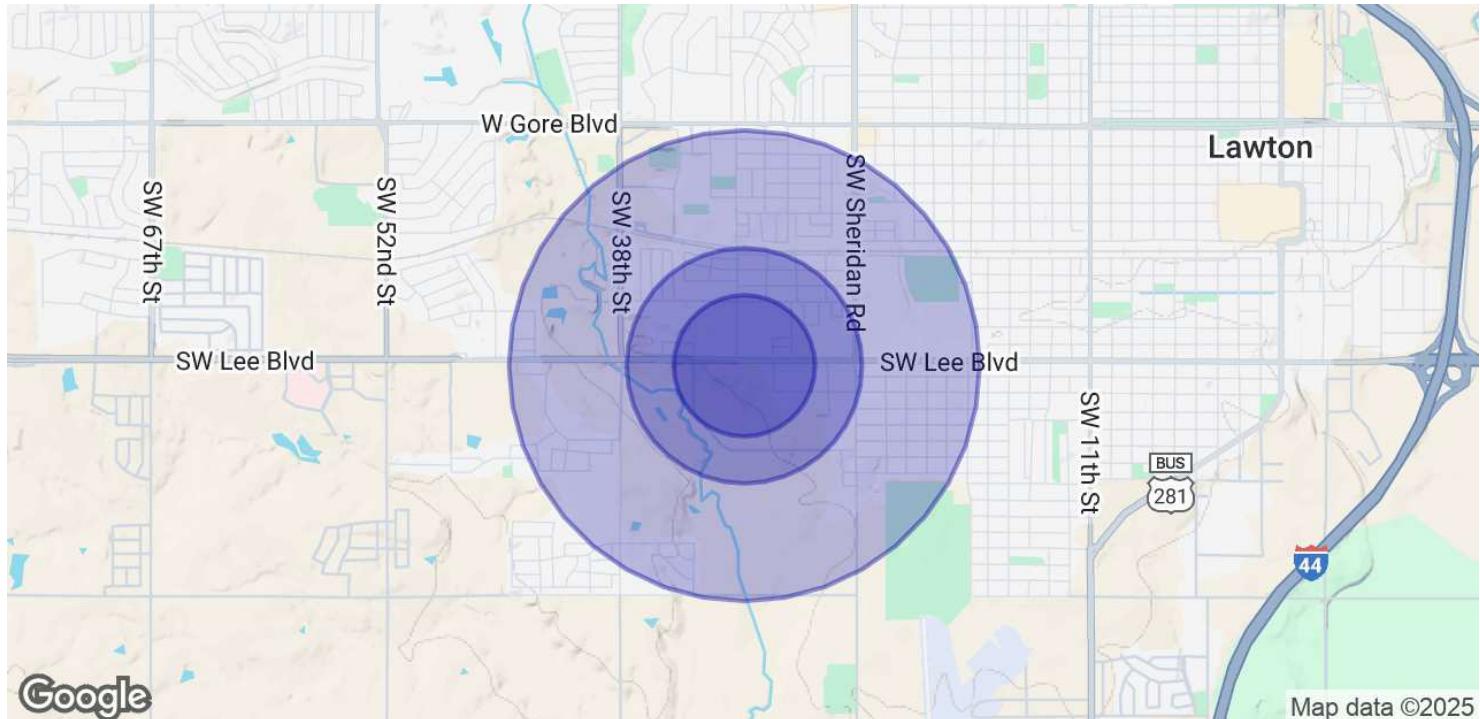
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	349	1,528	5,115
Average Age	38	38	37
Average Age (Male)	37	37	36
Average Age (Female)	39	39	37

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	152	674	2,077
# of Persons per HH	2.3	2.3	2.5
Average HH Income	\$50,395	\$46,821	\$54,058
Average House Value	\$108,391	\$101,191	\$121,463

Demographics data derived from AlphaMap

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