

FOR LEASE

236 Chisholm Trail Way, #302
Mustang, OK 73064



JohnsonCommercialGroup.com



Offering Summary

Building Size: 7,000 SF
Base Rate: \$12.00 SF/YR
NNN Rate: \$2.87 SF/YR
Min Divisible: 1,750 SF
Max Contig SF: 1,750 SF
Zoning: C-1
Year Built: 2024
Available SF: 1,750 SF

Property Overview

The Chisholm Trail Development, completed in 2024, is a prime commercial property located just off Highway 152 in Mustang. This newly constructed development features three buildings with a total of five suites available for lease, all offering ample parking. Suite 302 offers 1,750 SF of space and suite 106 is 1,750 SF and also available for lease. Each suite includes a private office, warehouse space, a restroom with a shower, and is fully climate-controlled. Additionally, all suites feature 12' x 14' overhead doors, making them ideal for a variety of business needs.

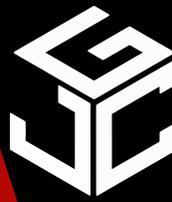
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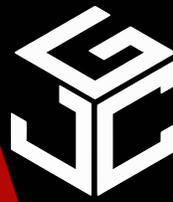
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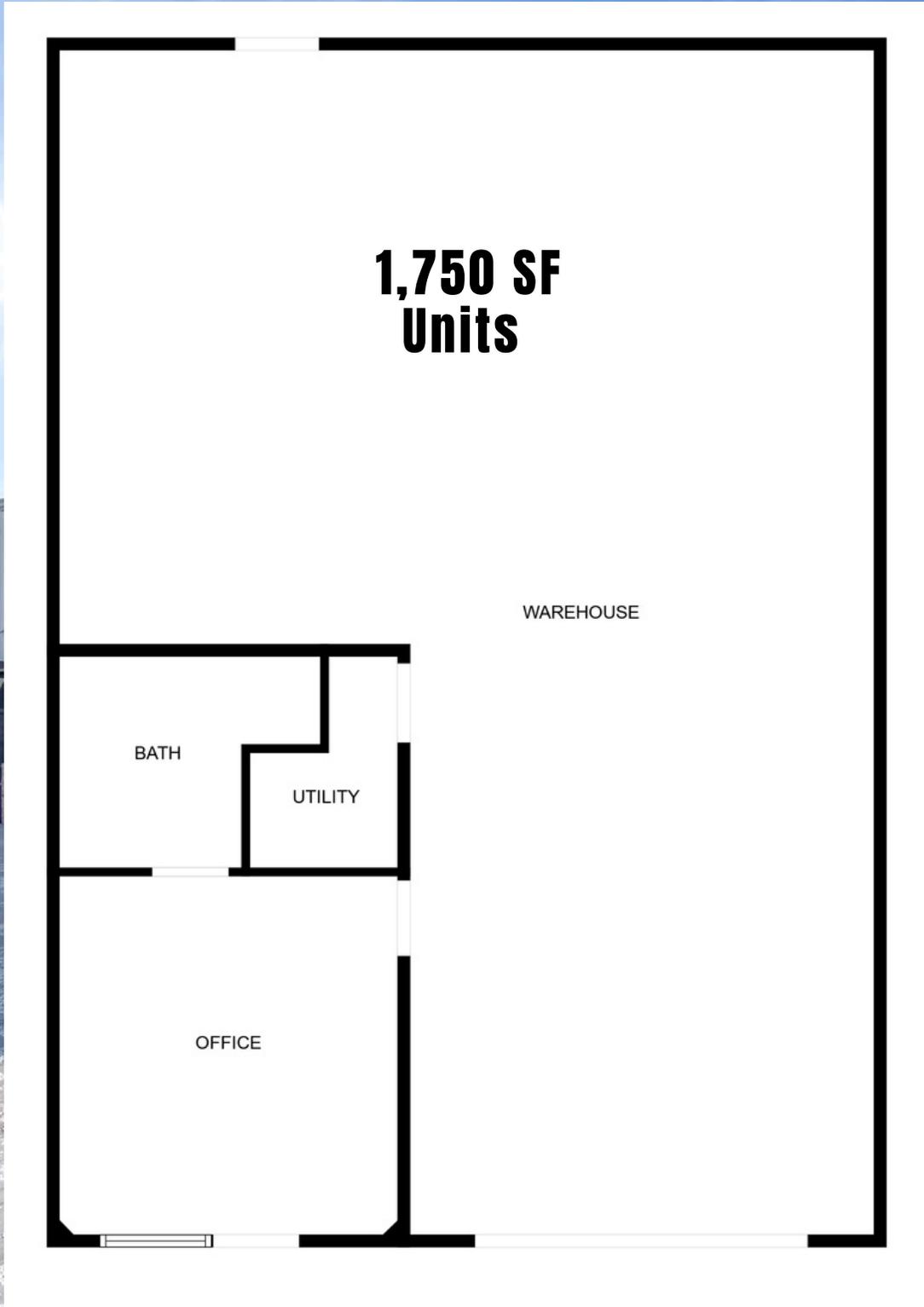


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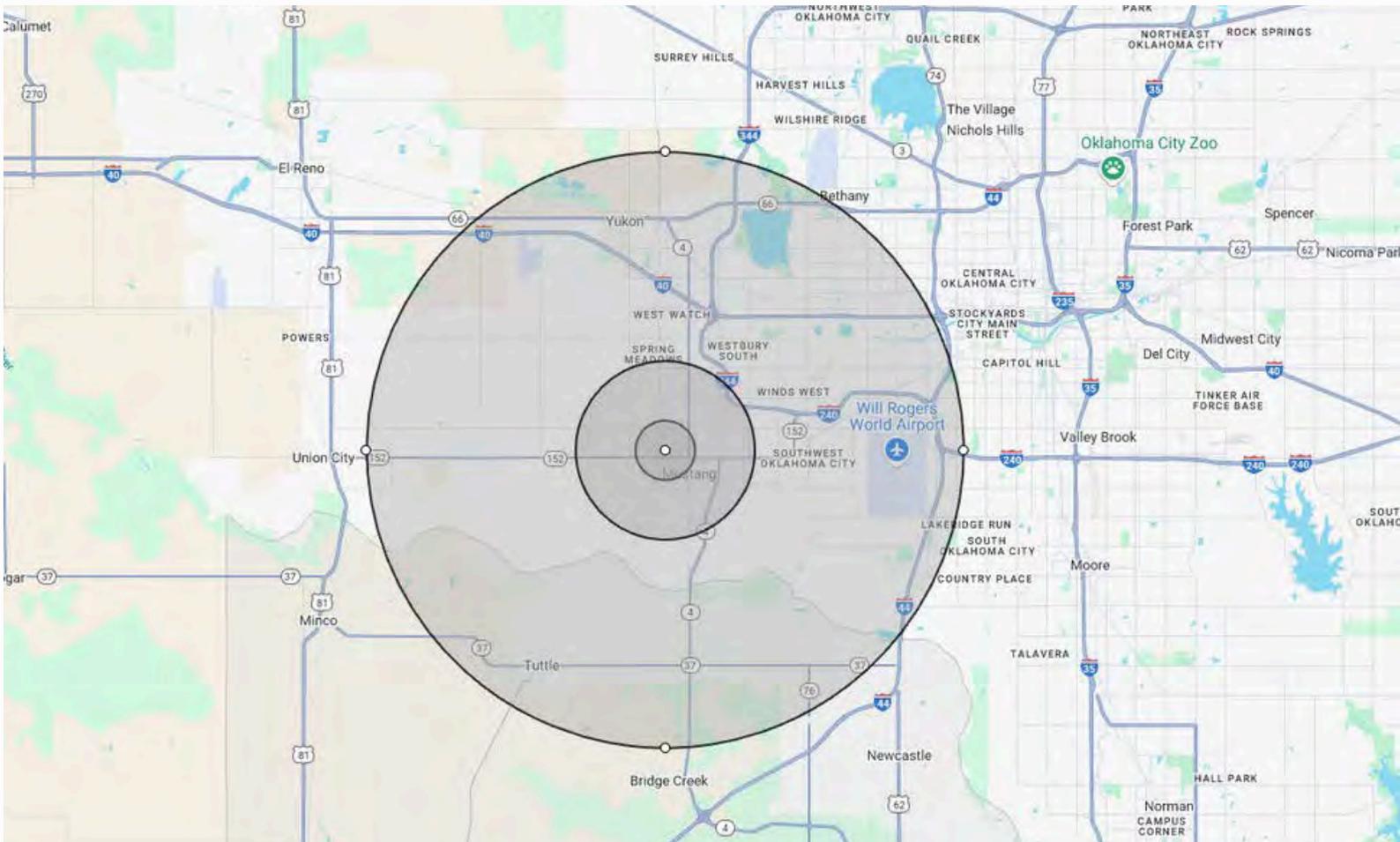
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Demographics

1 MILE

3 MILE

10 MILE

	1 MILE	3 MILE	10 MILE
Population	9,820	28,086	220,086
Average Age	39	39	37
Employment	2,284	5,182	100,479
Households	3,658	10,279	82,169
Ave. Household Income	\$91,183	\$101,376	\$85,262
Median Household Value	\$74,013	\$88,236	\$67,246

Traffic Count

Average Daily Volume

17,001 Vehicles

Demographic data provided by CoStar

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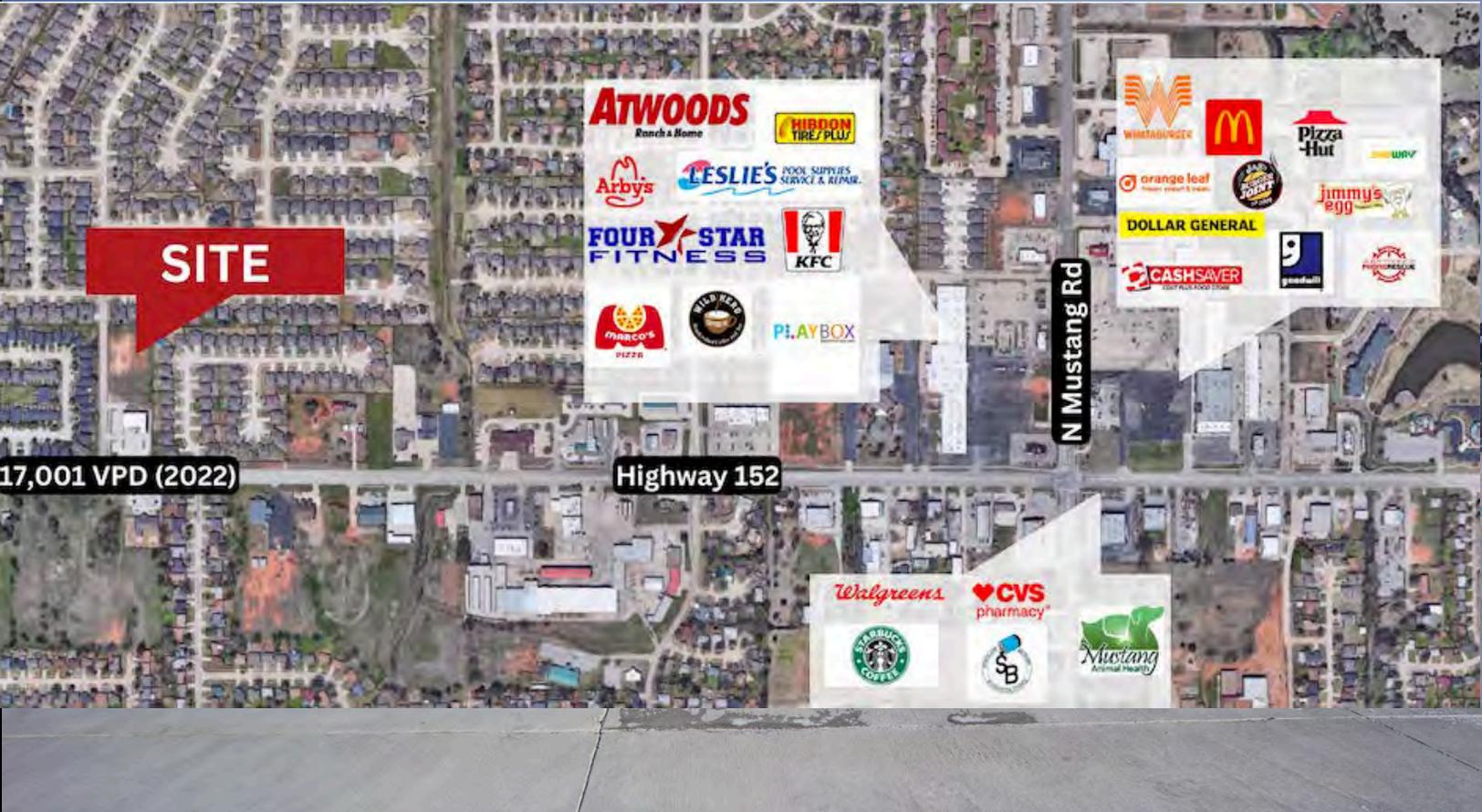
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