



300 S Dewey Ave, Wagoner, OK 74467

Property Highlights:

- (3) Walmart Outparcels
- 450' of Frontage on HWY 51
- 290' of Frontage on HWY 69
- Surrounding National Tenants Include: Walmart Supercenter, McDonalds, Braums, Taco Bell, Arby's, Starbucks, Burger King, Sonic, Taco Bell, Arvest Bank, Walgreens, Tractor Supply and QuikTrip

Rate: Contact Broker for Availability & Pricing

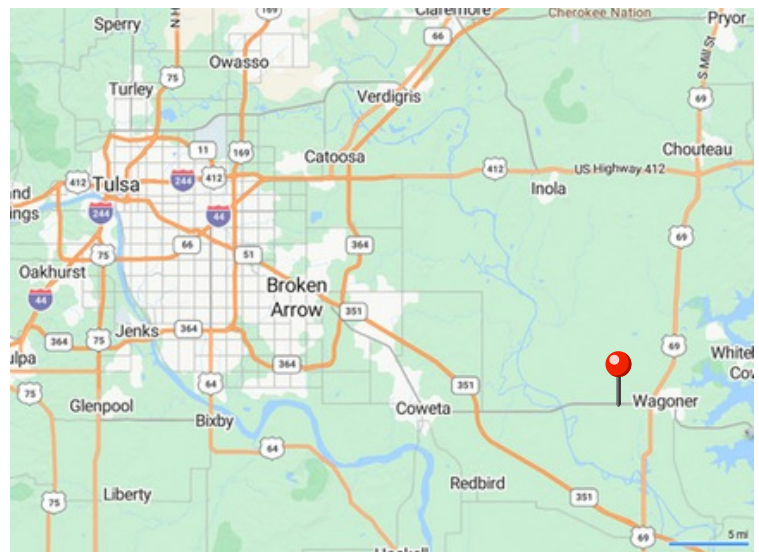
Size:

1.01 AC - 4.78 AC

Traffic Counts:

HWY OK-69: 26,600 ('23)
HWY OK-51: 10,200 ('23)

Demographics:	1 Mile	3 Miles	5 Miles
2023 Population	3,414	16,818	18,807
Daytime Population	3,887	19,038	21,134
Avg. HH Income	\$65,133	\$71,784	\$73,459



PLAINS

Commercial Real Estate

For Sale | Ground Lease
300 S Dewey Ave, Wagoner, OK 74467



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