



DEVELOPMENT LAND | FOR SALE

S MEMORIAL DRIVE & E 115TH STREET, BIXBY, OK 74008

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NEWMARK
ROBINSON PARK

S MEMORIAL & E 115TH STREET

PROPERTY OVERVIEW

1.75± acres (parcel 1) and 1.28± acres (parcel 3), with frontage along the South Memorial corridor in Bixby, OK. Location is perfect for restaurant, medical or office park, or retail strip center. Property resides at the entrance to the Links apartments and golf course just south of retail developments including Lowe's, Reasors, Walmart, Starbucks, Lifetime Fitness and Costco. Excellent traffic counts in an area that continues to grow commercially along with new residential developments.

A 2-acre track was just sold to Buffalo Wild Wings, who plan to open their largest footprint restaurant at 9,500 SF by the fourth quarter of 2023.

DETAILS

Sale Price	\$25.00/SF
Parcel 1	± 1.75 Acres
Parcel 3	± 1.28 Acres

CITY OF BIXBY HIGHLIGHTS

Bixby's median household income increased 15% from 2015-2020

Bixby has the second highest average housing values in the Tulsa Metro area at \$318,000

Bixby's low crime rate makes it one of the safest cities in Tulsa County

CITY OF BIXBY SNAPSHOT



Population
2022
30,150+



Population Growth
2020-2022
5.4%

Population Growth
2025 Projection
13%



Average HH Income
2022
\$107,302

BIXBY LABOR FORCE

Bixby Labor Force
2015 American Community Survey 5-Year Estimates

