

**±5.68 acres on Belmont Ave., Lawton, OK.73501**  
**\$299,000.00**

LAND FOR SALE



### OFFERING SUMMARY

Sale Price: \$299,000.00

Lot Size: ±5.68 Acres

Zoning: I-1

Price /Psf: \$1.21

### PROPERTY OVERVIEW

±5.68 acres of land available on the south side of Lawton. Located in an opportunity zone, this property has fire hydrants in place ready for development. Close to I-281 and I-44. Nearby businesses include Rain's Furniture TV and Appliance, Lawton Golf Course, and Lawton Airport.

### PROPERTY HIGHLIGHTS

- Opportunity zone
- Fire hydrants in place

### 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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**3216 SW 11th St., Lawton, OK. 73501**  
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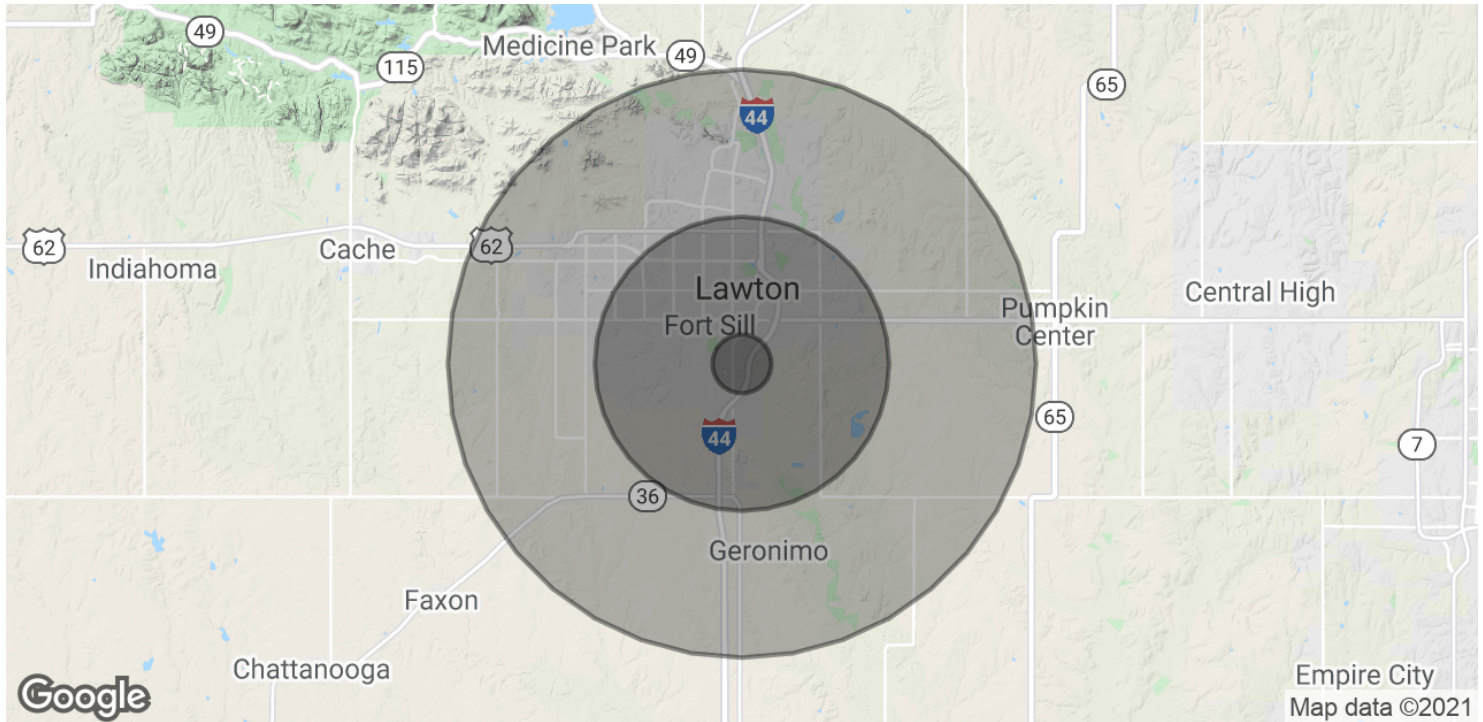
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<b>POPULATION</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	813	63,008	115,610
Average age	34.6	32.5	32.3
Average age (Male)	32.1	32.1	32.4
Average age (Female)	37.5	33.0	32.6

<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total households	317	24,475	42,617
# of persons per HH	2.6	2.6	2.7
Average HH income	\$32,647	\$45,279	\$52,747
Average house value		\$105,920	\$129,928

\* Demographic data derived from 2010 US Census

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