



Details

Lease Rate:	\$10 - 12 SF/yr (NNN)
Available SF:	7,800 SF
Lot Size:	34,674 SF
Building Size:	7,800 SF

Highlights

- \$10.00 - \$12.00 psf /NNN
- 7,800 SF

Overview

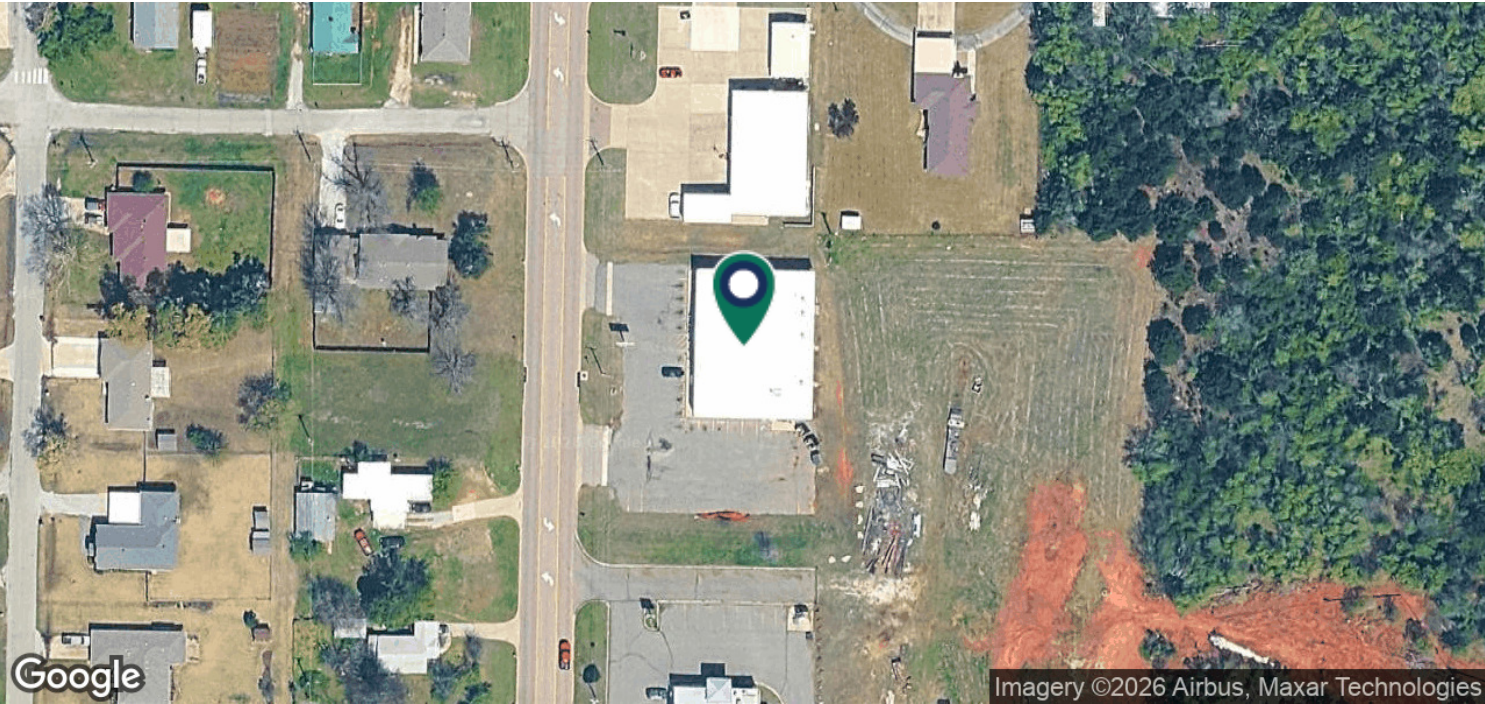
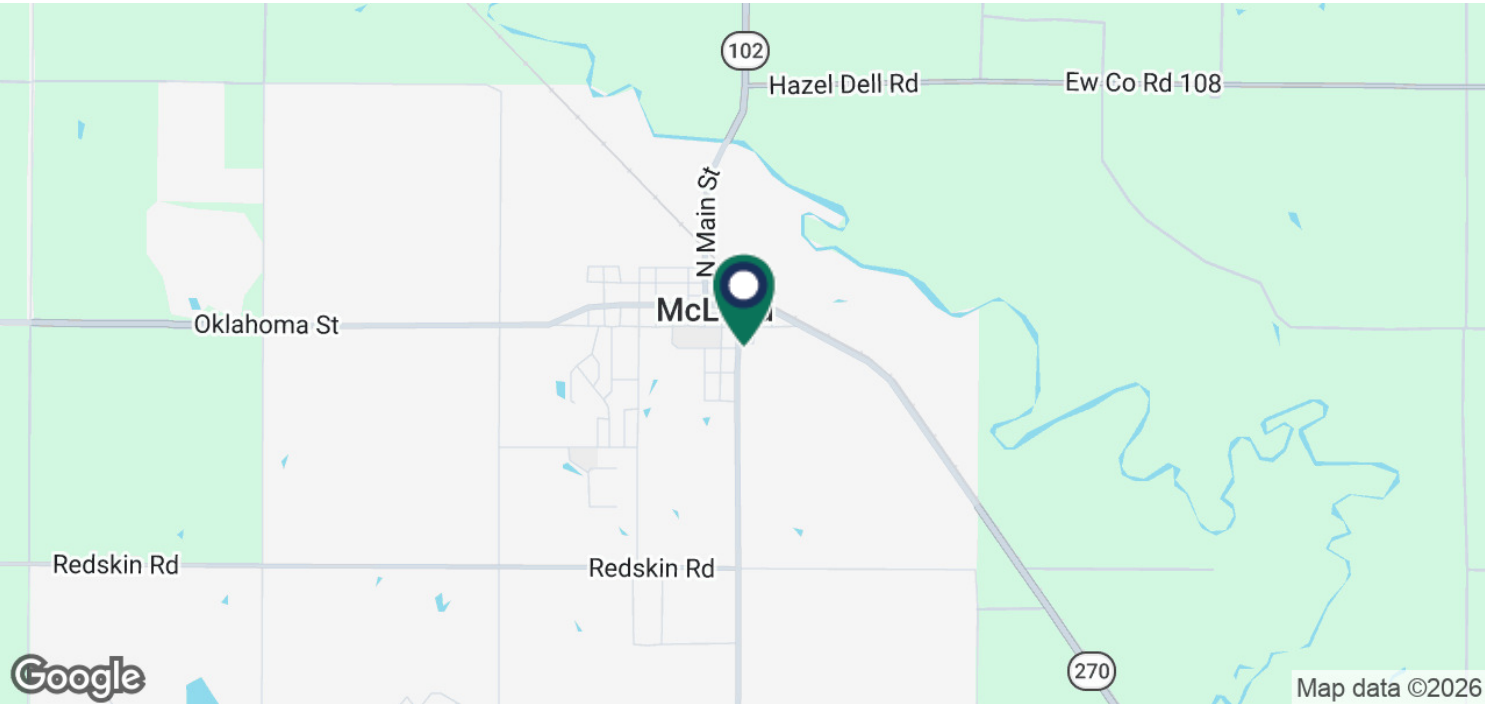
Discover a prime leasing opportunity at 310 S McCloud Rd, McCloud, OK, 74851. This 7800 SF single-tenant retail property features a new parking lot and striping. With local ownership, excellent roof condition, and TI available for qualifying tenants, this space is ready for your business to thrive.

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310 S McCloud Rd, McLoud, OK 74851

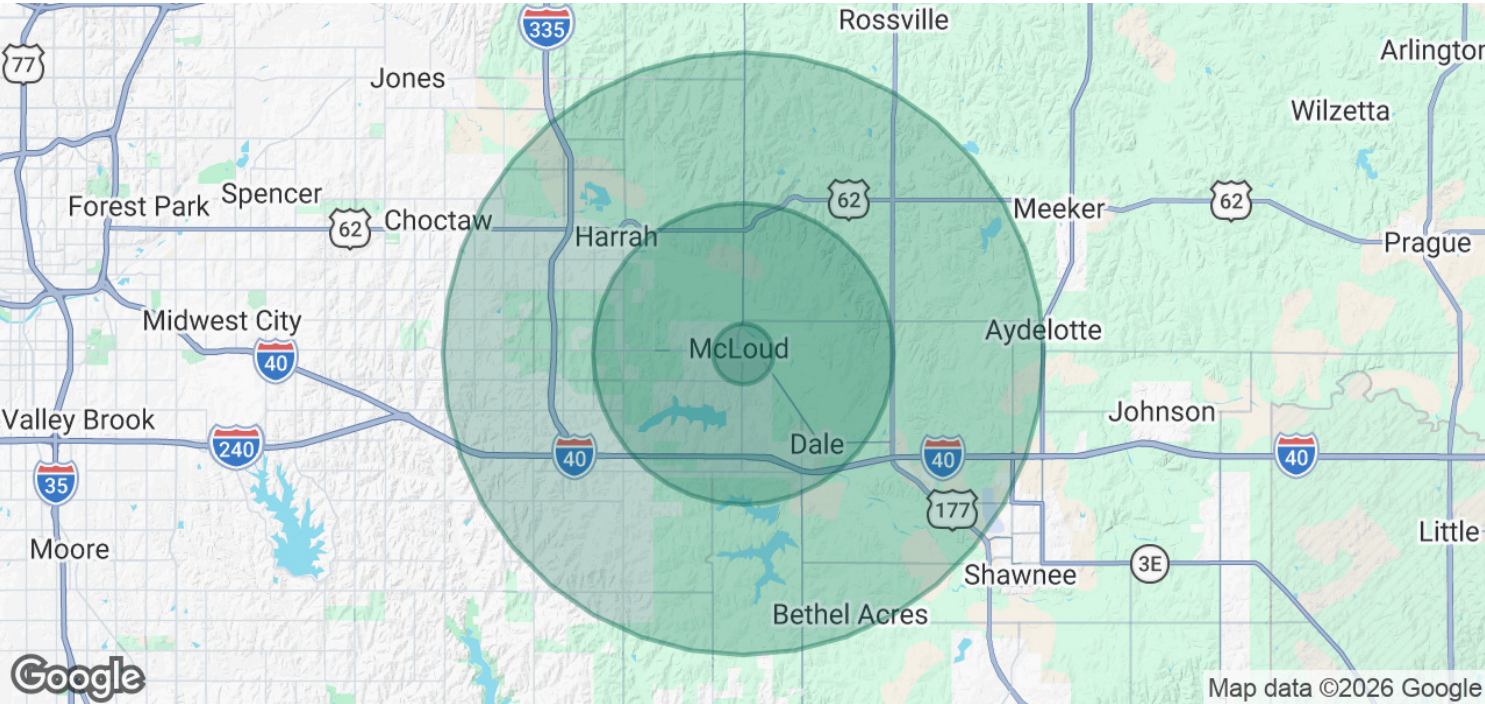
FOR LEASE



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FOR LEASE



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	644	12,160	48,830
Average Age	42.8	40.5	40.0
Average Age (Male)	46.3	41.5	39.8
Average Age (Female)	42.3	41.1	40.4
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	196	4,085	17,140
# of Persons per HH	3.3	3.0	2.8
Average HH Income	\$76,422	\$91,525	\$99,937
Average House Value	\$164,111	\$191,304	\$215,268
2023 American Community Survey (ACS)			07282026

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