

# BRITTON ROAD AND KELLEY

E. Britton Road and Kelley Oklahoma City, OK 73118



## LAND SPACE NOW AVAILABLE

<b>Sale Price:</b>	\$3,250,000
<b>Lot Size:</b>	14.81 Acres
<b>APN #:</b>	None at this time
<b>Zoning:</b>	R-1 w/ Commercial PUD application in process
<b>Market:</b>	Oklahoma City
<b>Sub Market:</b>	North
<b>Cross Streets:</b>	East Britton Road and North Kelley

## COMMENTS

Highly visible corner of two section line thoroughfares. Britton Road is a 4 lane section line roadway one mile east of I-235, three miles west of I-35 and two miles north of I-44. All utilities are to the site. The surrounding area is developing into office buildings service company offices, flex space and religious facilities. Site is part of a larger 102+ / - parcel and could be enlarged to accommodate a large user or developer.

## Neighbors:

Numerous Office Parks; Rockgate Financial; Gallagher Insurance; Peoples Church; KFOR Television; Chaparral Energy; American Fidelity Campus and commercial development

**CORDELL C. BROWN, CCIM, CIPS**

Office Specialist

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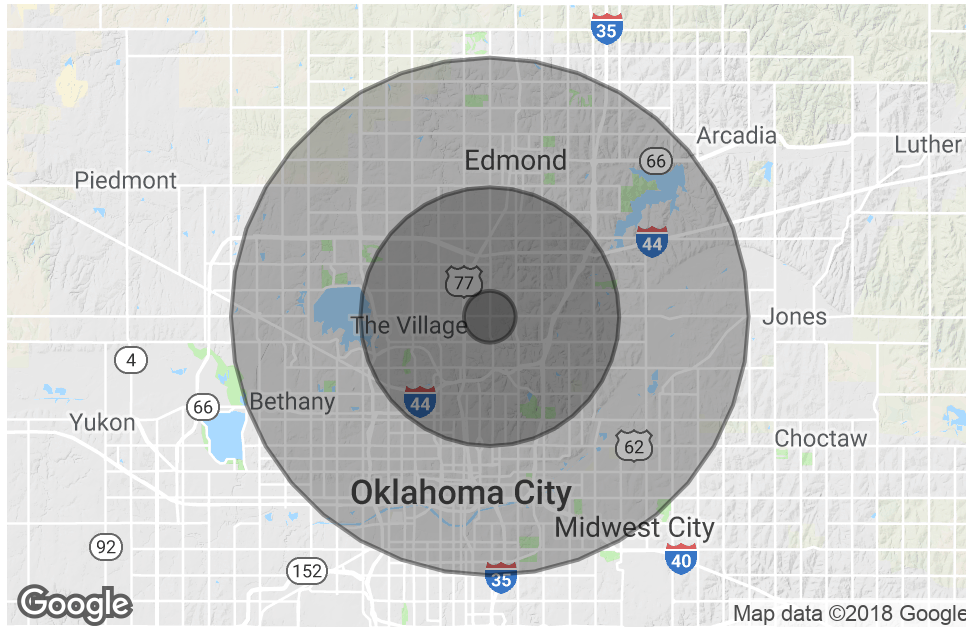
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## DEMOGRAPHICS (per 2010 Census; 10 Miles Radius)

Total Population	527,138
Population Density	527,138
Median Age	35.0
Median Age (Male)	33.8
Median Age (Female)	36.0
Total Households	214,951
# of Persons Per HH	2.5
Average HH Income	\$64,915
Average House Value	\$173,616

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Exhibit A

