



LAND SPACE NOW AVAILABLE

Sale Price:	Lot A = \$160,000
Sale Price:	Lot B = \$230,000
Lot Size:	Lot A = 75' X 123'
Lot Size:	Lot B = 100' X 133'
Zoning:	Lot A = 0-2 zoning
Zoning:	Lot B = R-1 zoning
Market:	South
Cross Streets:	SW 44th & McKinley

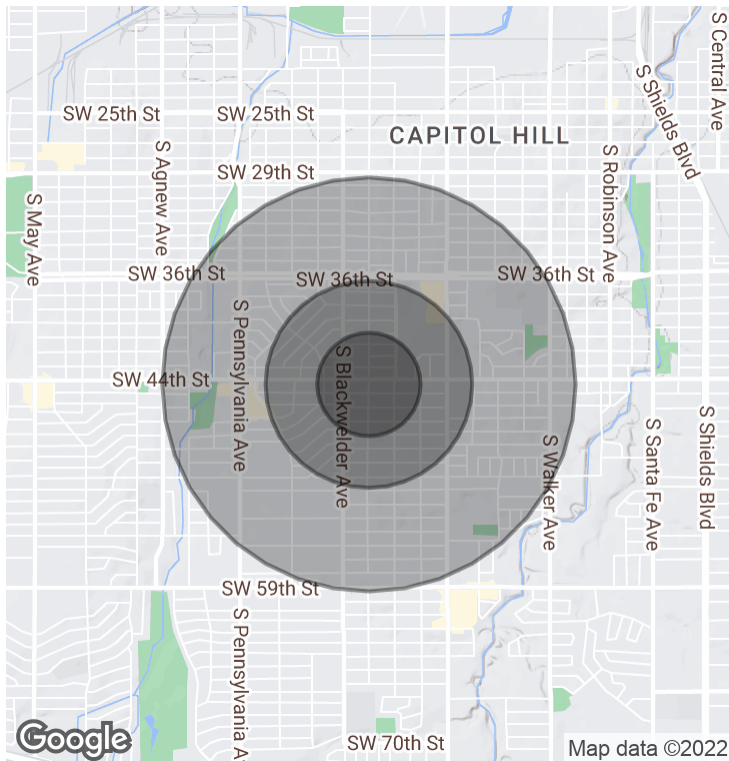
PROPERTY OVERVIEW

These two non-contiguous lots are for sale in the southwest quadrant of Oklahoma City. The hard corner lot is paved with concrete and the zoned O-2. The interior lot is larger, with 100' of frontage on SW 44th and zoned R-2. Both lots are level with all utilities either on-site or in close proximity.

LOCATION OVERVIEW

Two non-contiguous lots with frontage on SW 44th and one lot is the southeast hard-corner of SW 44th and McKinley Avenue. This location is in close proximity to the Integris Southwest Campus and the American Indian Health Center. Will Rogers International Airport is less than 10 minutes to the west.

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DEMOGRAPHICS (PER 2010 CENSUS; 5 MILES RADIUS)

Total Population	20,939
Population Density	20,939
Median Age	31.1
Median Age (Male)	28.7
Median Age (Female)	32.7
Total Households	7,516
# of Persons Per HH	2.8
Average HH Income	\$41,166
Average House Value	\$76,426

TRAFFIC COUNTS (PER ACOG)

Address	Direction	#
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