

OFFERING SUMMARY

Sale Price:	\$800,000
Building Size:	3,215 SF
Lot Size:	0.643 Acres
Price / SF:	\$489.89
Year Built:	2010
Zoning:	Commercial
Market:	Western Oklahoma
Submarket:	Elk City

PROPERTY OVERVIEW

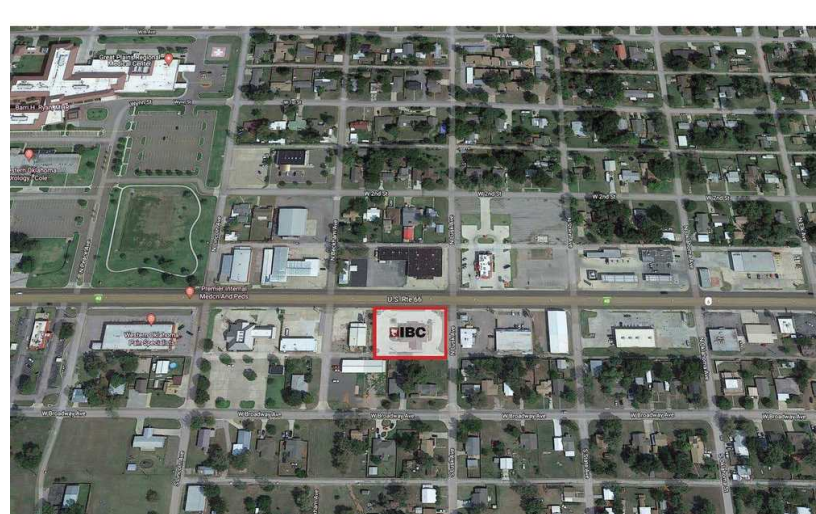
The property is a bank facility located on Hwy 66 in Elk City OK, The building was built in 2010 and is in excellent condition.

PROPERTY HIGHLIGHTS

- Great Retail Location
- Multi Use Facility
- Drive Thru
- Bank Vault

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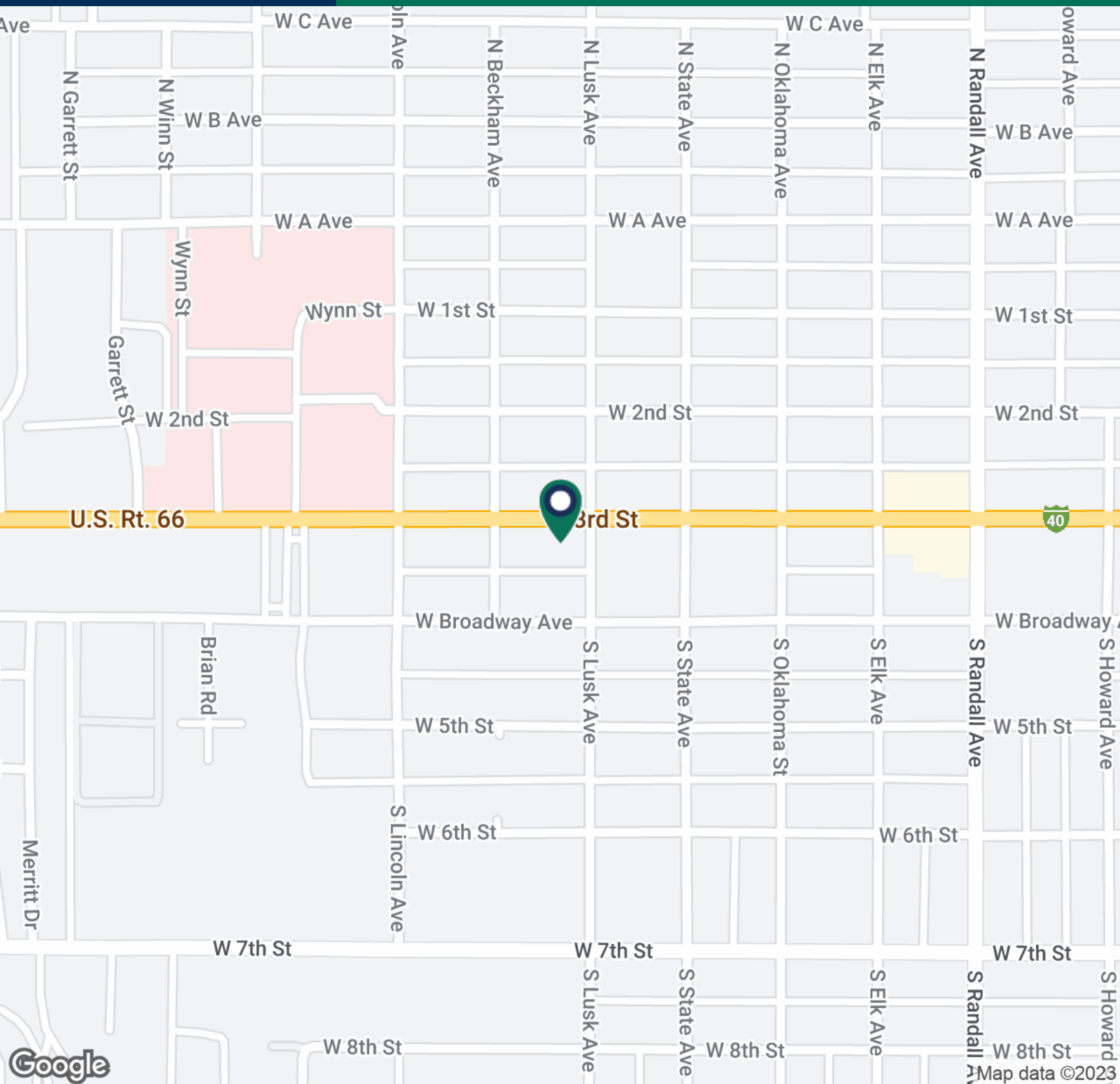


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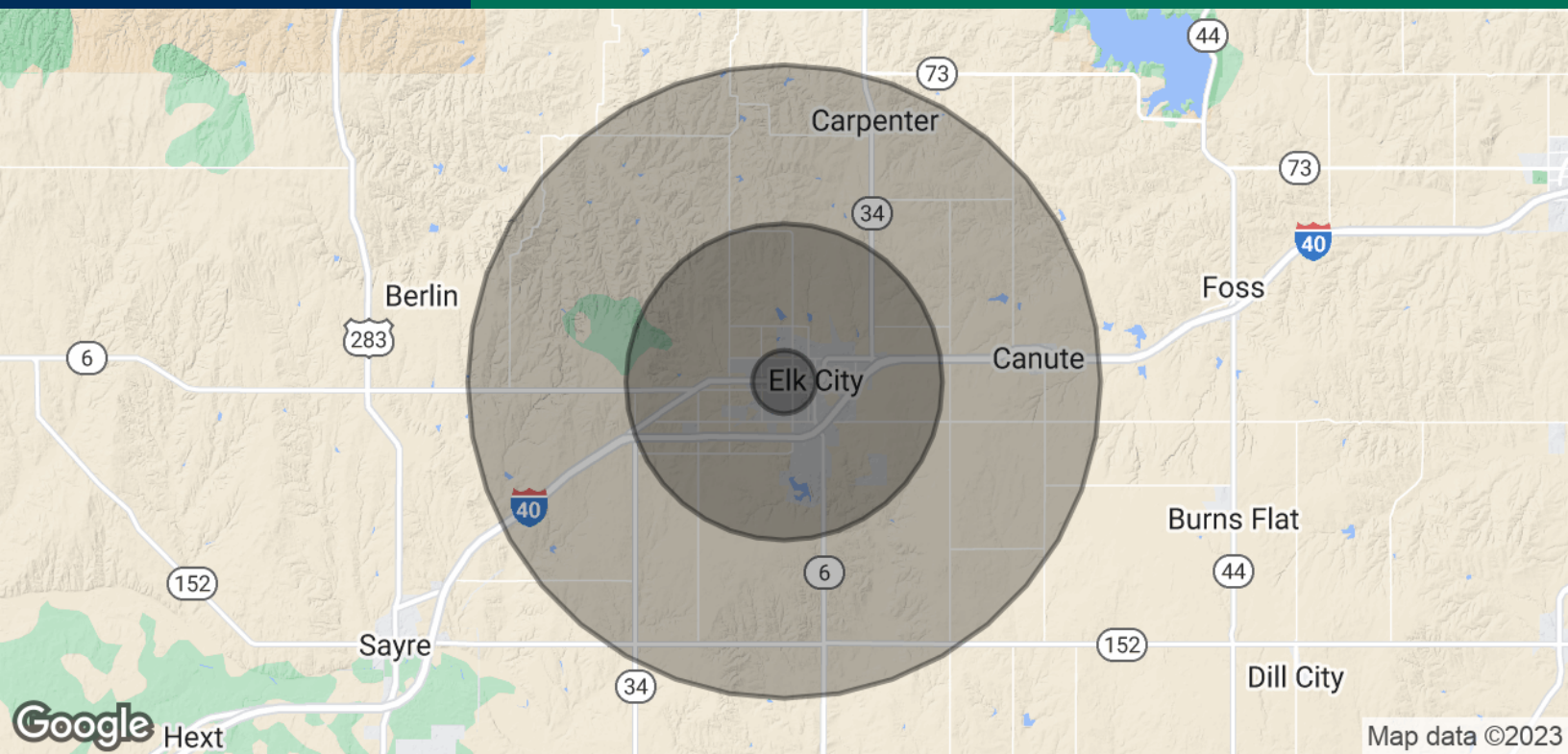
IBC Elk City

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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	264	7,896	17,685
Average Age	32.3	31.6	32.5
Average Age (Male)	29.8	29.8	30.0
Average Age (Female)	36.2	34.4	36.3
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	93	2,841	6,228
# of Persons per HH	2.8	2.8	2.8
Average HH Income	\$57,891	\$55,967	\$57,118
Average House Value		\$109,431	\$104,171

* Demographic data derived from 2020 ACS - US Census

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