

# Land For Sale

I-240 Service Rd & Mid America Blvd, Okla City, OK 73135



I-240 Service Rd & Mid America Blvd

Okla City, Okla

1: 8,534

**CORDELL C. BROWN, CCIM, CIPS**  
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# Land For Sale

I-240 Service Rd & Mid America Blvd, Okla City, OK 73135



## OFFERING SUMMARY

Sale Price:	\$1,400,000
Lot Size:	5.4 Acres
Price / Acre:	\$270,370
Zone:	I-2

## PROPERTY OVERVIEW

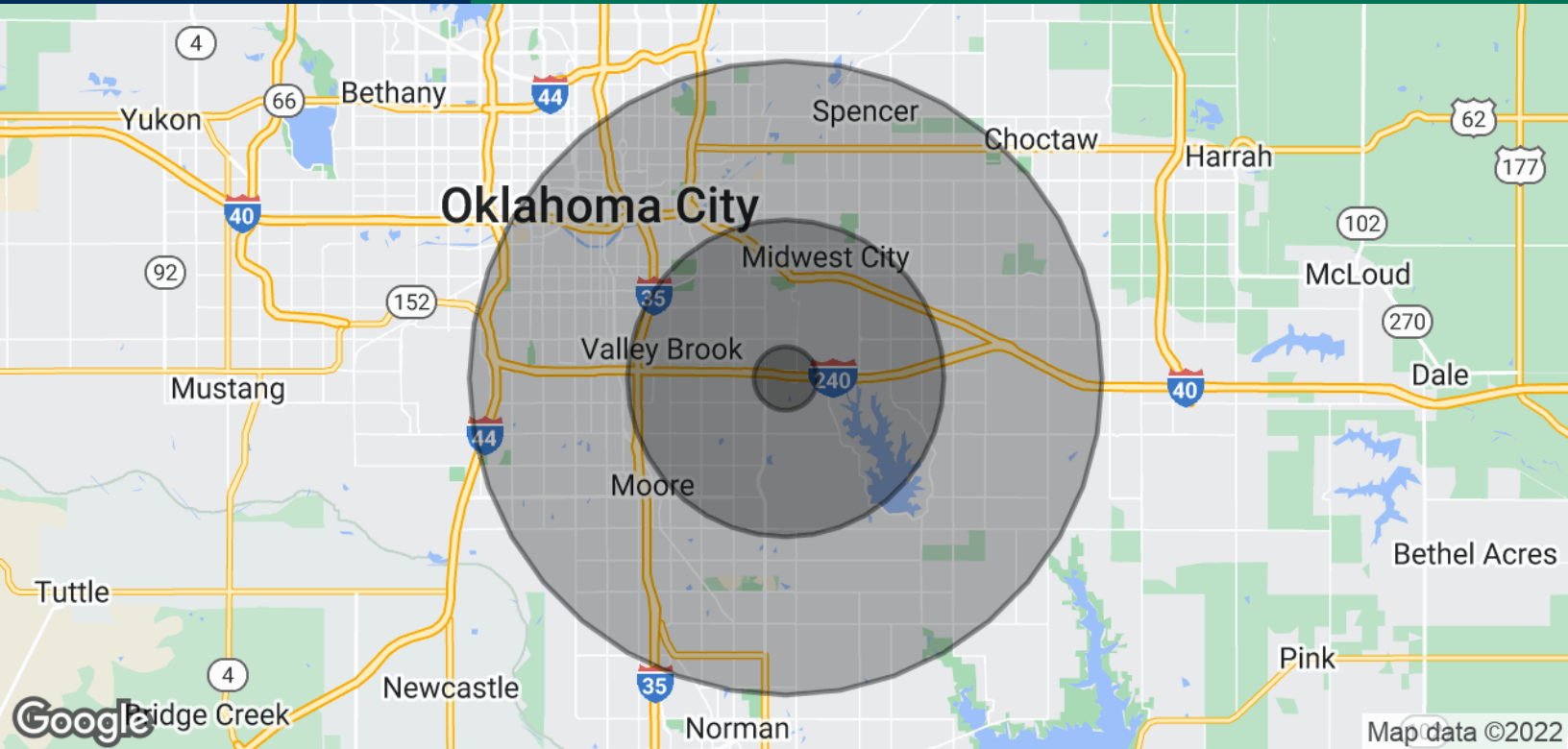
Approximately 5.4 acres of land located at the southwest corner of the I-240 Service Road and Mid America Boulevard. The land lies just west of the Interchange of I-240 and South Air Depot Boulevard. It is neighbored on the east by the Mercy Hospital Rehabilitation Center and on the south by the Veterans Affairs Outpatient Hospital.

It is the frontage parcel of the Mid America Business Park.

## PROPERTY HIGHLIGHTS

- Offers over 700 feet of frontage on the two way service road
- All utilities are available to the site
- The site is Zoned I-2
- Highly visible from I-240

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**POPULATION**

	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	1,942	76,453	400,856
Average Age	38.5	36.4	35.7
Average Age (Male)	38.8	35.9	34.7
Average Age (Female)	33.6	37.0	37.0

**HOUSEHOLDS & INCOME**

	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Households	915	32,225	166,321
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$64,928	\$64,100	\$60,695
Average House Value	\$408,584	\$187,546	\$160,019

\* Demographic data derived from 2020 ACS - US Census

**TRAFFIC COUNTS**

S Air Depot	North	14,385
Interstate 240	East	23,100
Intersate 240	west	39,200

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