



OFFERING SUMMARY

Sale Price:	\$925,000
Building Size:	1,792 SF
Lot Size:	39,705 SF
Year Built:	1991
Submarket:	Midwest City

PROPERTY OVERVIEW

0.911 Acre tract available for sale in Midwest City, OK. Asking price is \$925,000.00 (\$23.39 psf). Located in the Mid-Del School District.

Great Opportunity for new development near the prime intersection of Douglas & Reno. Close proximity to John Conrad Golf Course, Midwest City High School, Carl Albert High School, and Tinker Air Force Base.

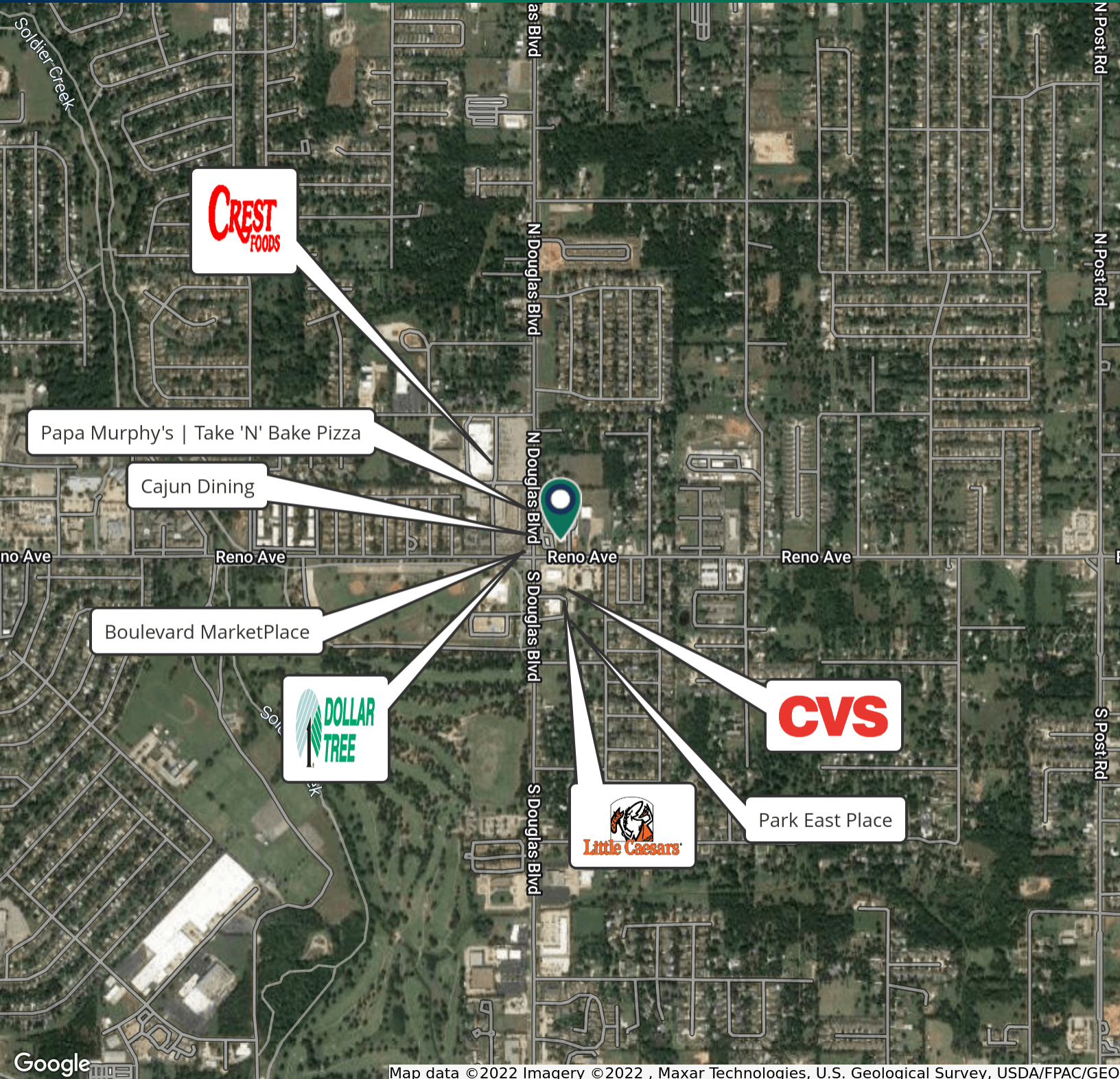
PROPERTY HIGHLIGHTS

- High traffic and visibility
- NEC of Reno Avenue & N Douglas Boulevard
- Great development opportunity for fast food, coffee, auto group, urgent care and much more
- Tenant's within close proximity: CVS, Crest Foods, Dollar Tree

JACOB SIMON
405.239.1248
jsimon@priceedwards.com
priceedwards.com

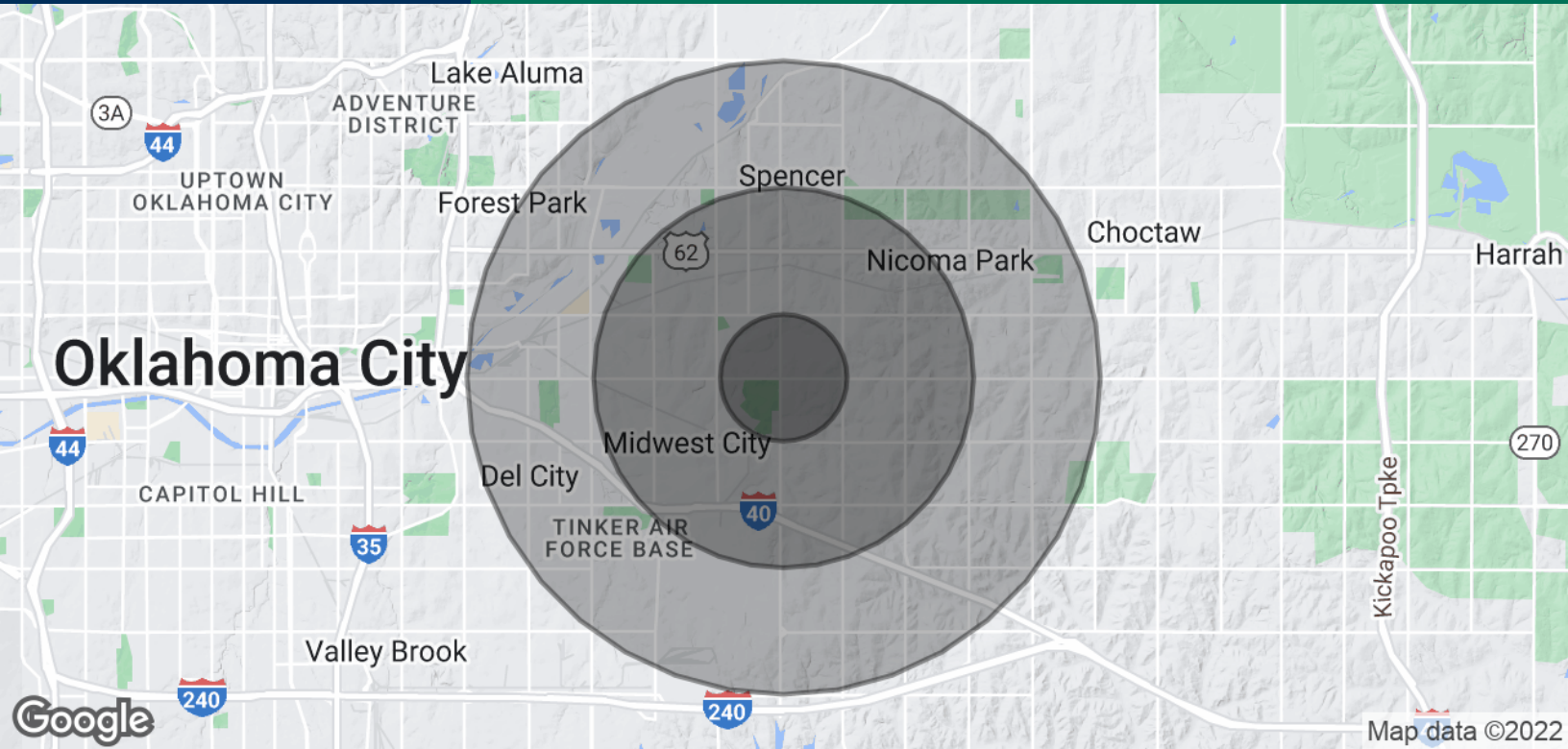


JACOB SIMON
405.239.1248
jsimon@pricedwards.com
pricedwards.com



Map data ©2022 Imagery ©2022 , Maxar Technologies, U.S. Geological Survey, USDA/FPAC/GE

JACOB SIMON
405.239.1248
jsimon@pricedwards.com
pricedwards.com



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	8,013	53,241	93,450
Average Age	36.0	35.7	35.8
Average Age (Male)	34.1	34.1	34.8
Average Age (Female)	38.9	37.4	37.0

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,391	22,225	38,490
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$49,986	\$50,813	\$51,474
Average House Value	\$124,726	\$109,741	\$103,575

* Demographic data derived from 2010 US Census

TRAFFIC COUNTS

Reno Ave	east		west	17,542 19,968
Douglas Blvd	north		south	14,928 17,500
				06022022

JACOB SIMON
405.239.1248
jsimon@pricedwards.com
pricedwards.com