S.W. Corner of S.E. 44th Street & Sooner Road
Oklahoma City, Oklahoma 73135

PROPERTY HIGHLIGHTS
- 11 Acres Commercial/Office Land
- Busy S.W. Corner
- 1100’ of Frontage on Sooner & 430’ of Frontage on S.E. 44th
- Zoned Commercial & Office PUD-401
- Southbound Traffic from Tinker Air Force Base
- Existing Cell Tower Remains with Seller

LAND IN ACRES 11 MOL
ZONING C-3, O-2, PUD-401
GENERAL USE Commercial/Office
TAXES $92.34

www.naisullivangroup.com

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**DEMOGRAPHICS**

<table>
<thead>
<tr>
<th></th>
<th>1 Mile:</th>
<th>3 Mile:</th>
<th>5 Mile:</th>
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</thead>
<tbody>
<tr>
<td>Population</td>
<td>20,813</td>
<td>65,213</td>
<td>134,219</td>
</tr>
<tr>
<td>Average Household Income</td>
<td>$57,754</td>
<td>$49,295</td>
<td>$45,938</td>
</tr>
<tr>
<td>Total Households</td>
<td>6,992</td>
<td>24,491</td>
<td>51,030</td>
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