

I-35 and Highway 9 up to 10.745 Acres

RARE MULTI-USE OPPORTUNITY / MULTI-FAMILY / COMMERCIAL / HOTEL for \$11.32psf



Presented By:
Richard Jennings Real Estate



I-35 and HIGHWAY 9 LAND up to 10.745 Acres

Hwy 9 & SW 24th Avenue SW, Norman, OK 73072

Property Details

- * Located at one of Normans most easily accessed, busiest, and most visible intersections.
- * SW corner of Highway 9 and 24th Avenue SW at Interstate 35
- * This prime site sets on one of the most attractive intersections in the entire Norman metroplex
- * Offers exceptional traffic count, visibility, access, exposure and developmental flexibility
- * This site represents one of the most attractive large parcels available in all of Norman
- * Seller will subdivide the property to meet Buyer's needs

Price:
\$11.32 psf

- PRIME Commercial Development opportunity - I-35 @ HWY 9 & 24th Ave SW - NORMAN, OK
- Commercially Zoned Land up to 10.745acres
- High traffic, very visible, easily accessed from I-35, Highway 9, and surrounding municipalities
- RARE opportunity to secure one of the strongest commercial / multi-family sites in the greater metro

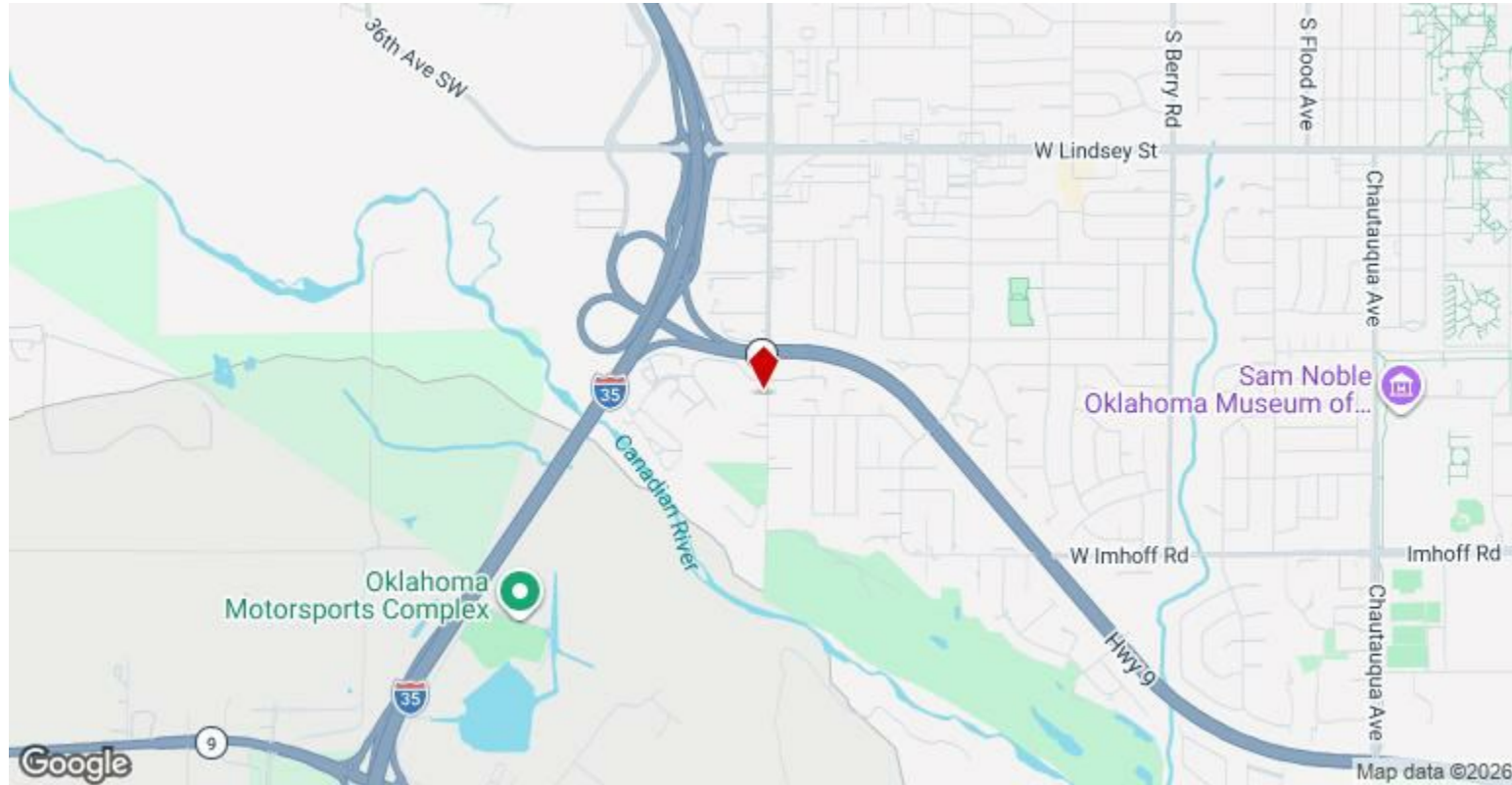
View the full listing here: <https://www.loopnet.com/Listing/Hwy-9-SW-24th-St-Norman-OK/40194955/>

Price:	\$11.32 psf
Property Type:	Land
Property Subtype:	Multi-Family / Office / Hotel
Proposed Use:	Commercial
Sale Type:	Development
Total Lot Size:	up to 10.745 AC
No. Lots:	1
Zoning Description:	C-2, MF High Density Commercial
:	

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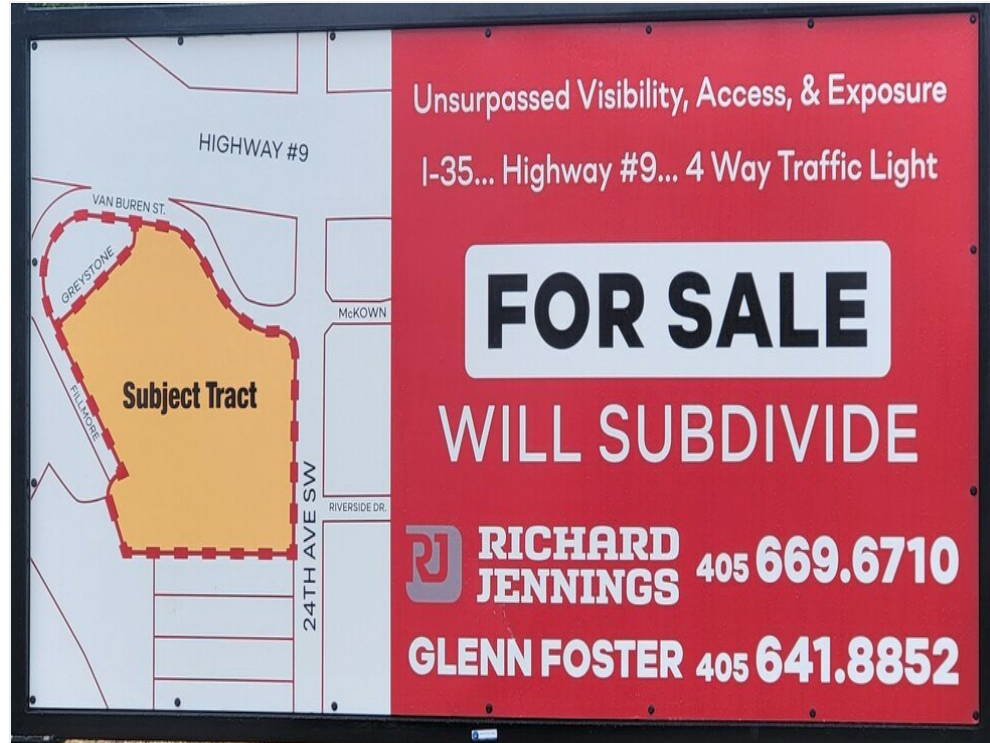
Hwy 9 & SW 24th Avenue SW, Norman, OK 73072

Location



Hwy 9 & SW 24th Avenue SW, Norman, OK 73072

Property Photos



Cropped sign image foster land

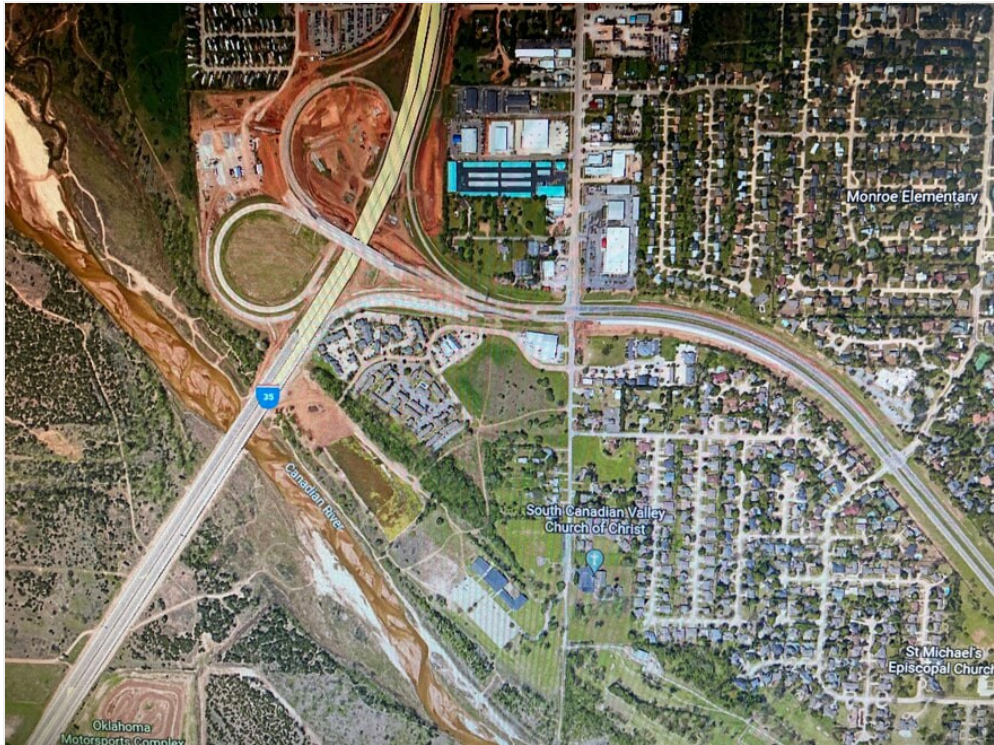


High9Sale#33 10.745AcrePeriphery

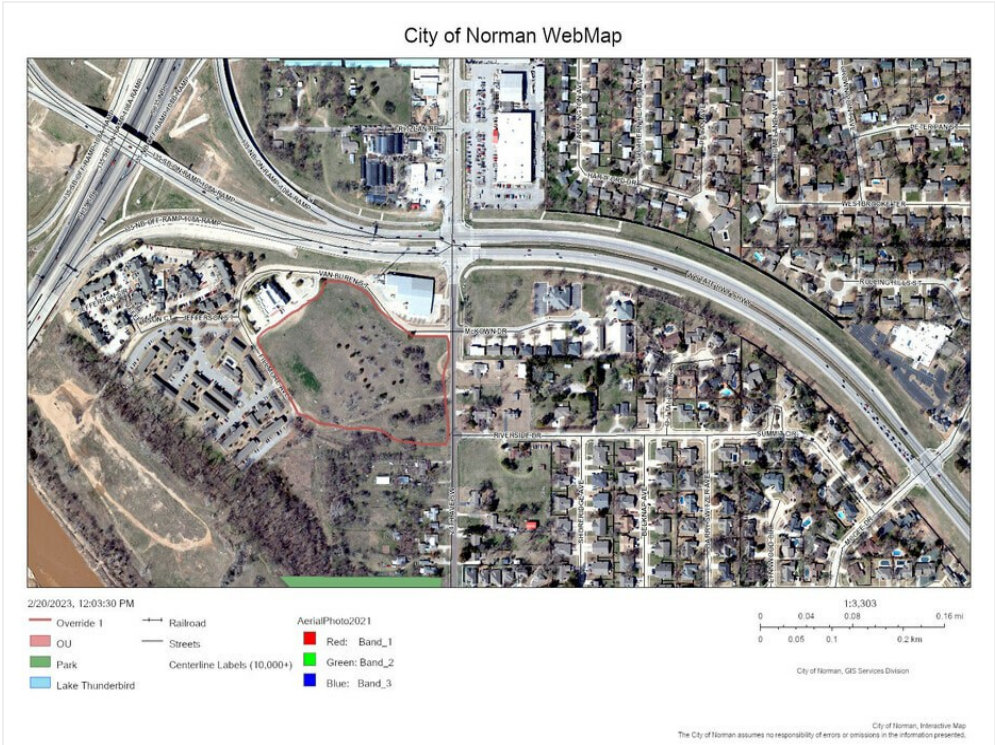
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Property Photos



IMG_2669



overhead

I-35 / HWY 9 LAND up to 10.745 Acres

Hwy 9 & SW 24th Avenue SW, Norman, OK 73072

Property Photos



12-web-or-mls-fin (12) - Copy

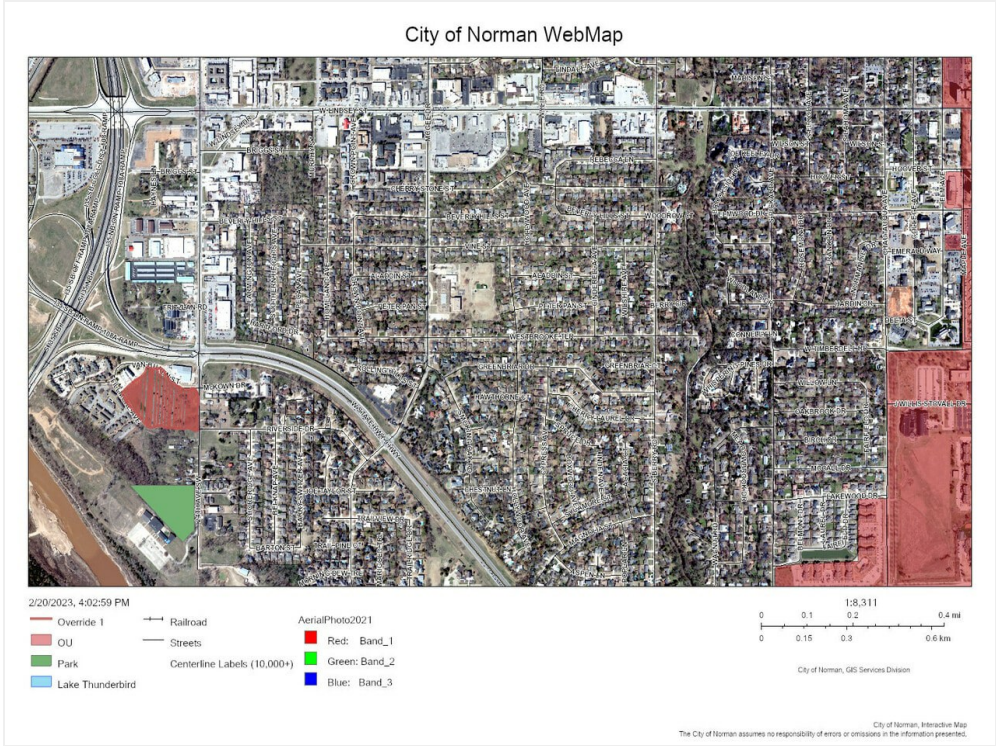


4-web-or-mls-fin (4) - Copy

I-35 / HWY 9 LAND up to 10.745 Acres

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Property Photos



Building Photo



2-web-or-mls-fin (2) - Copy

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Property Photos



9-web-or-mls-fin (9) - Copy



4-web-or-mls-fin (4) - Copy

I-35 / HWY 9 LAND up to 10.745 Acres

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Property Photos



5-web-or-mls-fin (5) - Copy



7-web-or-mls-fin (7)

I-35 / HWY 9 LAND up to 10.745 Acres

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Property Photos



8-web-or-mls-fin (8) - Copy



9-web-or-mls-fin (9) - Copy

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Property Photos



12-web-or-mls-fin (12) - Copy



3-web-or-mls-fin (3)

I-35 / HWY 9 LAND up to 10.745 Acres

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Property Photos



21-web-or-mls-fin (21)



26-web-or-mls-fin (26)

I-35 / HWY 9 LAND up to 10.745 Acres

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Property Photos



29-web-or-mls-fin (29) - Copy



28-web-or-mls-fin (28) - Copy

I-35 / HWY 9 LAND up to 10.745 Acres

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Property Photos



30-web-or-mls-fin (30) - Copy

I-35 / HWY 9 LAND up to 10.745 Acres

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- * This parcel is one of the most easily accessible and highly visible tracts in all of Norman
 - * Buildings built on the property will be easily seen from vehicles traveling on I-35, Highway 9 and 24th Avenue SW
 - * Taller buildings will be seen for miles, 360 degrees in all directions up and down I-35 and Highway 9
 - * Highway 9 is a direct, main, and highly trafficked corridor to all areas of Norman, The University of Oklahoma Main Campus, University of Oklahoma Athletic Venues, Football, Basketball, Softball, Tennis, Soccer, and Golf
 - * This is an extremely visible site which is known and recognized by everyone who frequents these I-35, Highway 9, and 24th Avenue SW corridors
- *
- Highway 9 is also the main traffic corridor to multiple venues such as the National Weather Center, Lake Thunderbird, and The Thunderbird Casino
- * The business drawing area for this location extends to not only Norman, but to Oklahoma City, Moore, Purcell, Noble, Goldsby, Blanchard and ALL surrounding towns and suburbs



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