

FOR SALE

24th Ave SE,
Norman, OK 73071



Johnson
Commercial Group

JohnsonCommercialGroup.com



Offering Summary

Sale Price: \$487,111.75

Lot Size: 92,782.80 SF +/-

Price Per SF: \$5.25

Acres: 2.13 +/-

Zoning: C-1

Traffic Count: 10,054

Tax ID: R0172835

Chris Johnson
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405.435.3572

Property Overview

±2.13 Acre Commercial Corner | Norman, OK

Prime ±2.13-acre commercial development opportunity located at the corner of E Lindsey Street and 24th Ave SE in Norman. Zoned C-1, the property offers a prominent corner location with frontage along two well-traveled streets and convenient access to Highway 9. Just minutes from the University of Oklahoma, Lake Thunderbird, established neighborhoods, and surrounding commercial development, the site is well positioned for continued growth in east Norman. Offered at \$5.25 per SF, or \$487,111.75, this property presents an excellent opportunity for commercial development or investment.



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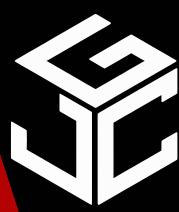
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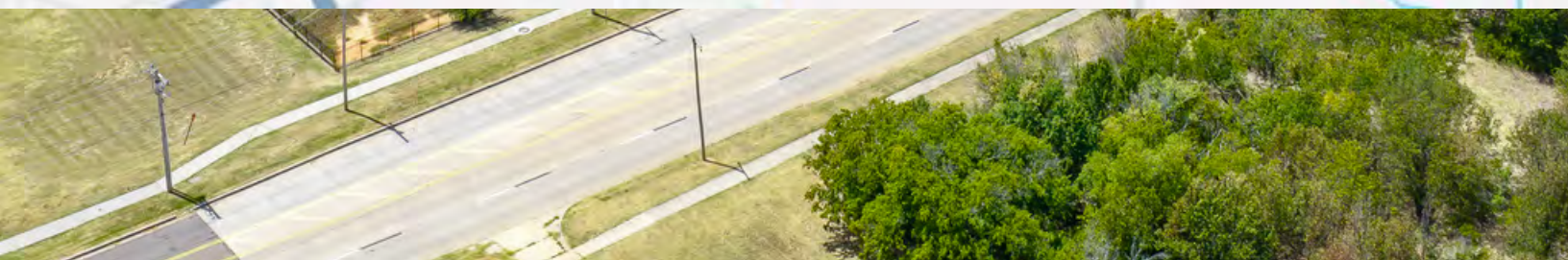
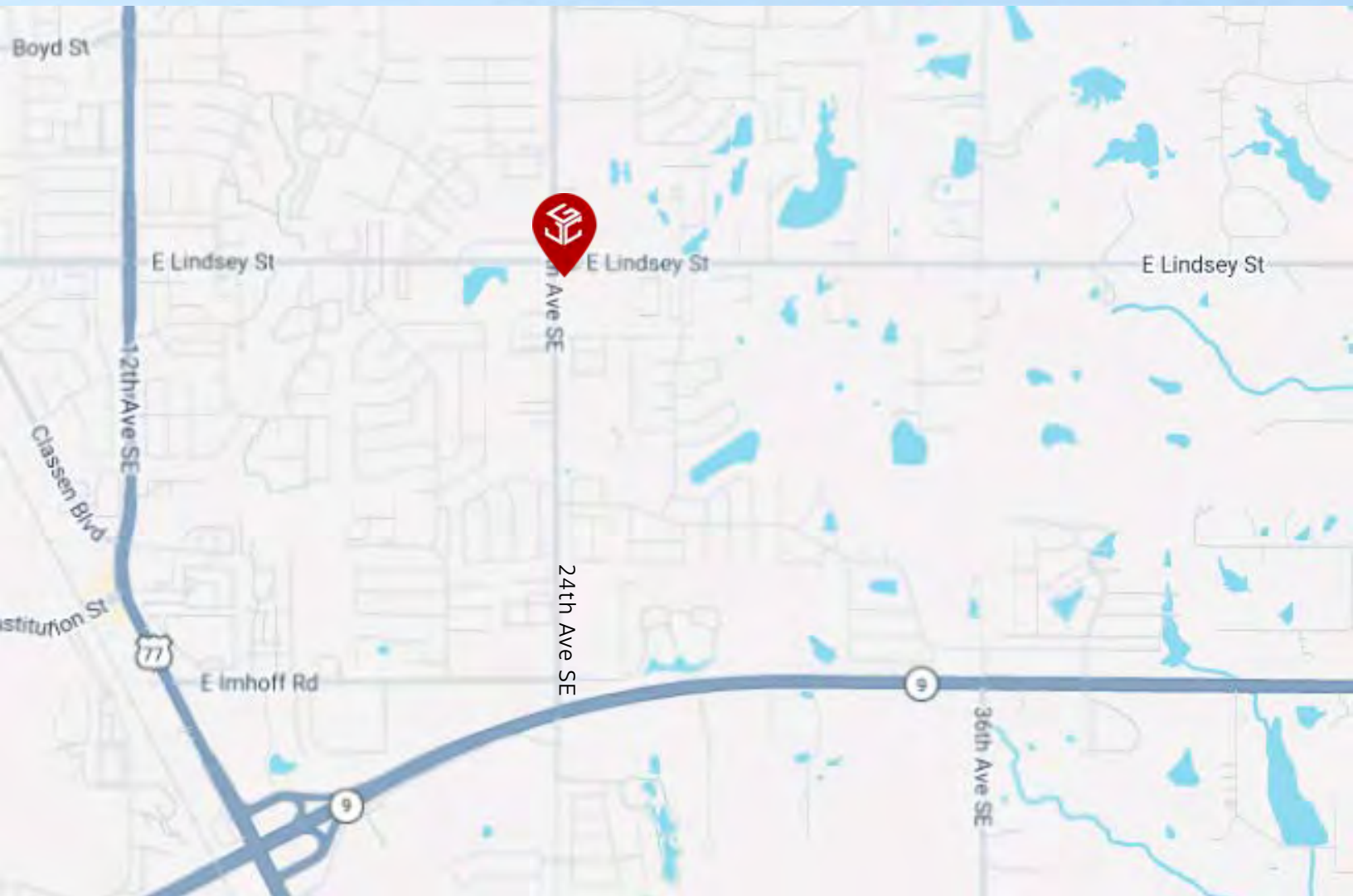
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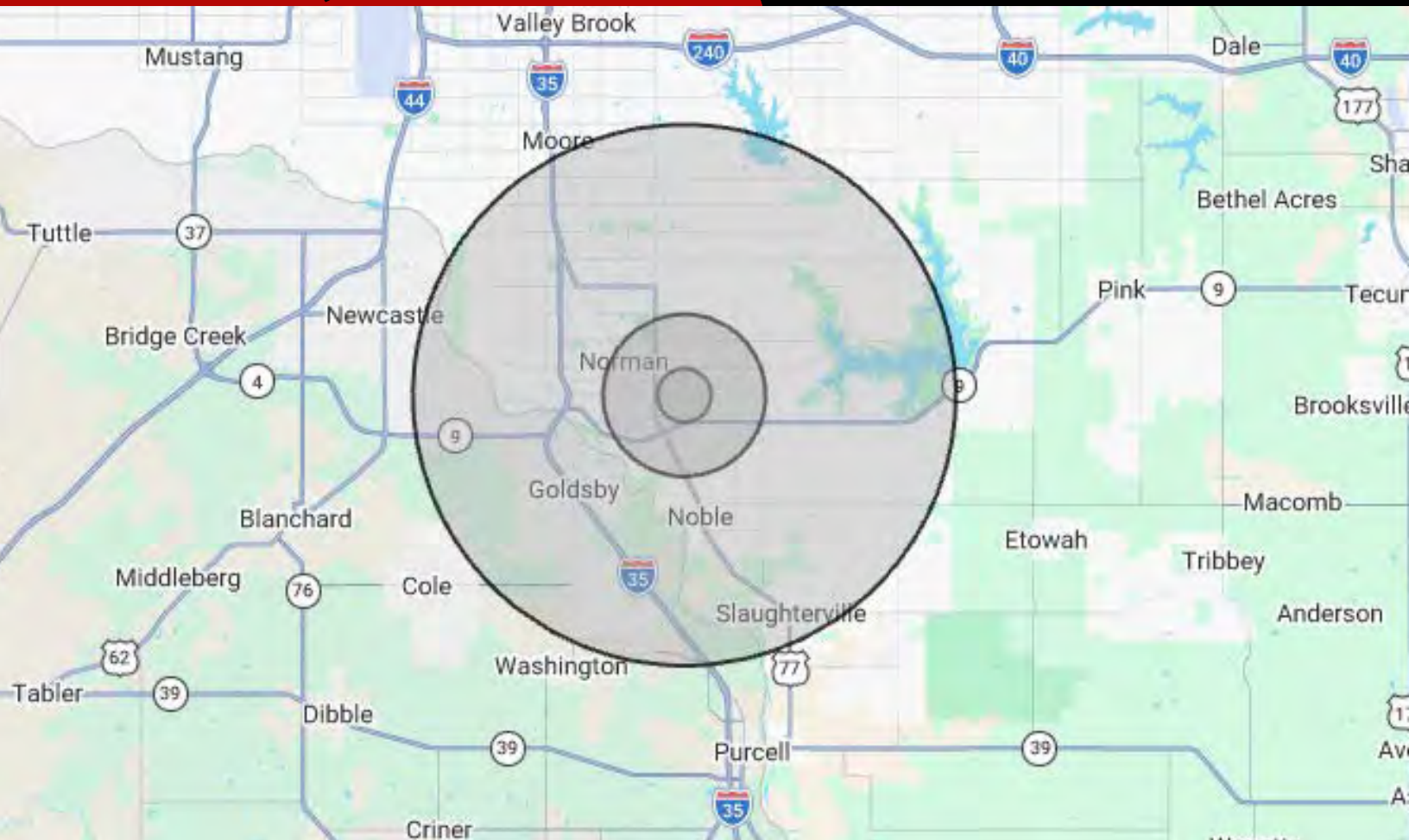
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Demographics

1 MILE

3 MILE

10 MILE

Population	12,848	65,170	187,575
Average Age	33	30	35
Employment	1,352	55,404	99,586
Households	5,367	24,845	72,809
Ave. Household Income	\$71,590	\$72,308	\$95,678
Median Home Value	\$226,486	\$247,245	\$271,822

Traffic Count

Average Daily Volume

10,054 Vehicles

Information Provide By CoStar

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