

PRIME COMMERCIAL OPPORTUNITY

in Ardmore, OK!

Offered at
\$149,900

📍 **214 STANLEY SW** | ARDMORE, OK 73401

MLS#
2616829




**ZONED
COMMERCIAL
CORRIDOR**

VERSATILE PROPERTY. ENDLESS POSSIBILITIES.

Prime commercial opportunity in a high-visibility location near downtown Ardmore. This versatile property is zoned Commercial Corridor and offers endless potential for office, retail, studio, or service-based business use.

The property features beautiful hardwood flooring throughout, central heat and air, city utilities, and a dedicated parking lot for customers and employees. A separate storage building provides additional space for equipment or inventory. The inviting front porch and classic architectural character create a welcoming presence with standout curb appeal.

Conveniently located just minutes from downtown, restaurants, shopping, and major thoroughfares.



**COMMERCIAL
CORRIDOR ZONING**



**BEAUTIFUL
HARDWOOD
FLOORING
THROUGHOUT**



**CENTRAL HEAT
& AIR**



CITY UTILITIES



**DEDICATED
PARKING LOT**



**SEPARATE
STORAGE
BUILDING**



**INVITING
FRONT PORCH**



**MINUTES FROM
DOWNTOWN &
AMENITIES**



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