

PLAINS

Commercial Real Estate

1.76 AC ON HARD CORNER - FOR SALE

120 N Meridian Ave, Oklahoma City, OK 73107



7,347 SF ON HARD CORNER

120 N Meridian Ave, Oklahoma City, OK 73107

RYAN STORER // (405) 445-5799 // ryan.storer@plainscre.com

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SALE PRICE:

\$1,600,000

SIZE:

7,347 SF

1.76 AC

PROPERTY HIGHLIGHTS:

- » Hard Corner
- » Lighted Intersection
- » Direct Proximity to I-40
- » 15 Minutes from Will Rogers International Airport
- » 2 Points of Ingress and Egress
- » Large Pylon Sign
- » Flat w/ Utilities ; Ready for Redevelopment
- » The building is fit for restaurant concept

TRAFFIC COUNTS:

I-40: 114,864 VPD ('25)

Reno Ave: 21,619 VPD ('25)

Meridian Ave: 14,791 VPD ('25)

DEMOGRAPHICS:

	3 Mile	5 Miles	10 Miles
2026 Population	67,760	213,227	664,481
Daytime Population	84,542	283,855	766,528
Avg. HH Income	\$69,148	\$79,177	\$94,293



NEARBY RETAILERS:

sam's club

Walmart

Six Flags
Hurricane
Harbour

OKC
Fairgrounds

DICK'S

HOBBY
LOBBY

PET
SMART

BEST
BUY

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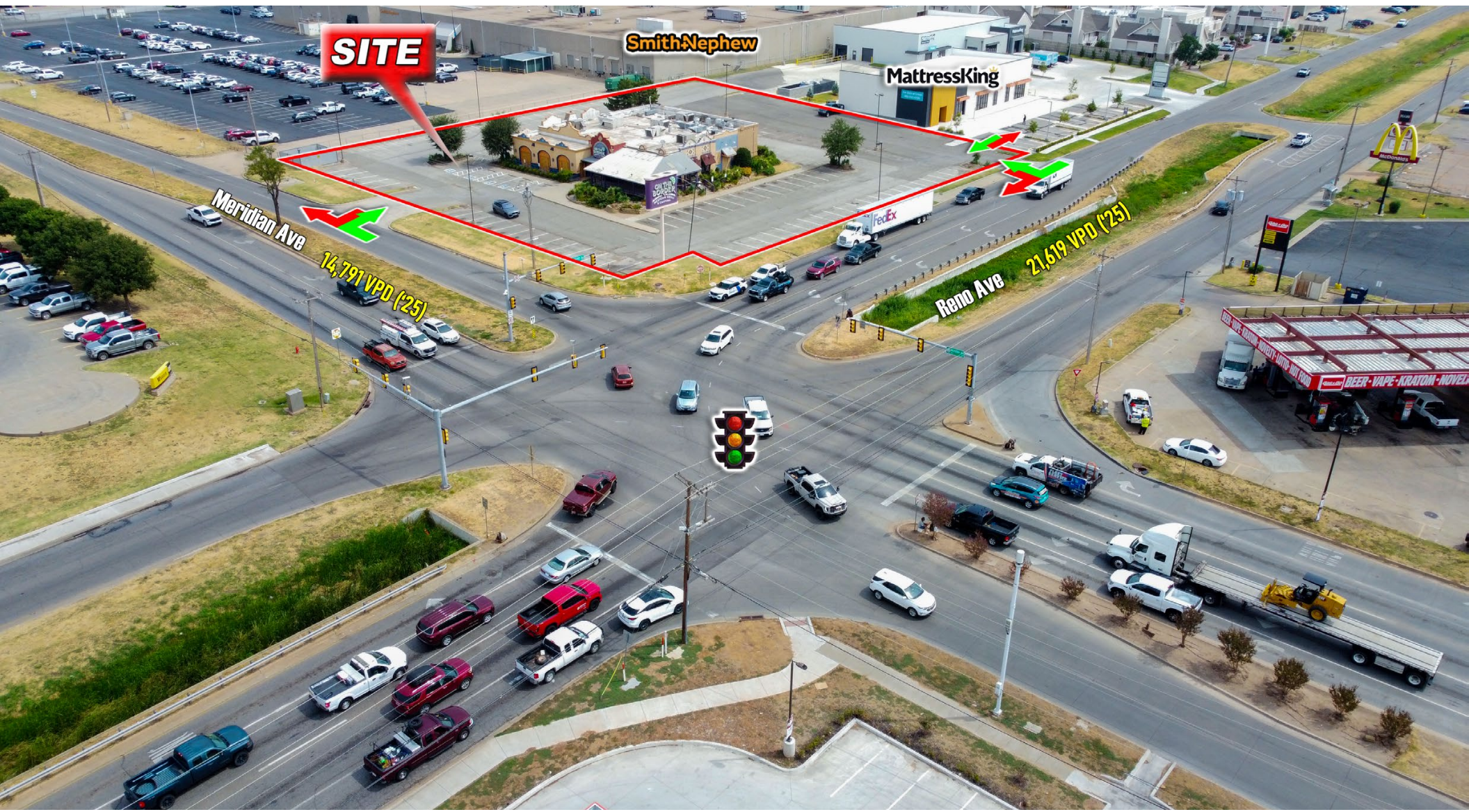
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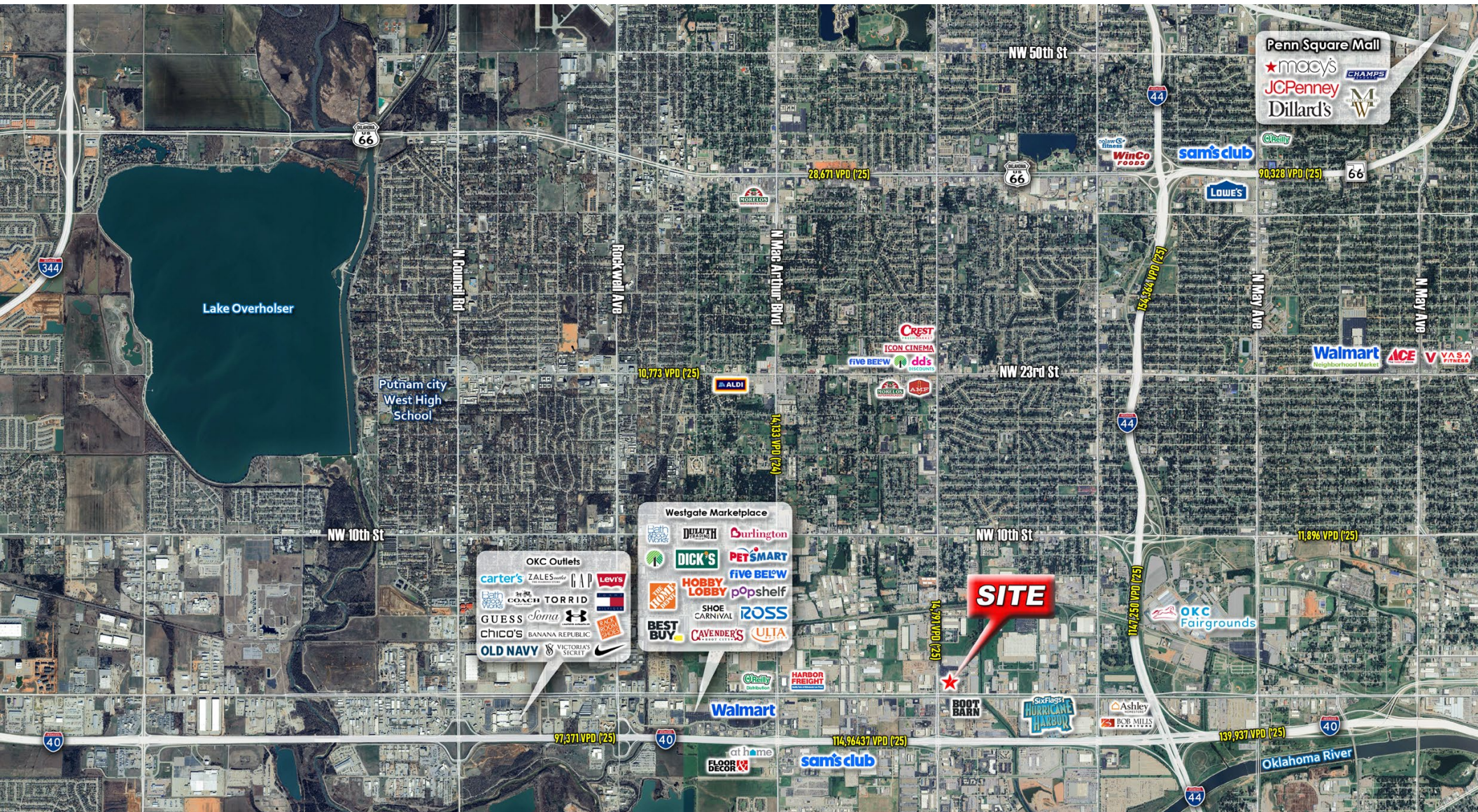
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