

# FOR SALE

8701 SW 59th St.

Oklahoma City, OK 73179



**Johnson**  
Commercial Group

JohnsonCommercialGroup.com



## Offering Summary

**Sale Price: \$817,930**

**Size: 2.86 Acres**

**SF Size: 124,582/SF**

**Price Per SF: \$6.57/SF**

**Zoning: C-3**

## Property Overview

Prime 2.86-acre commercial lot at 8701 SW 59th St, Oklahoma City, OK 73179. Zoned C-3/PUD-103, this 124,582 sq. ft. property offers endless business potential. Located near Highway 152 and SW 59th, behind a Valero gas station, it provides excellent visibility and accessibility. Priced at \$817,930 (\$6.57/sq. ft.), this is a fantastic opportunity for investors and developers to grow with the area.

**Chris Johnson**  
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REALTY

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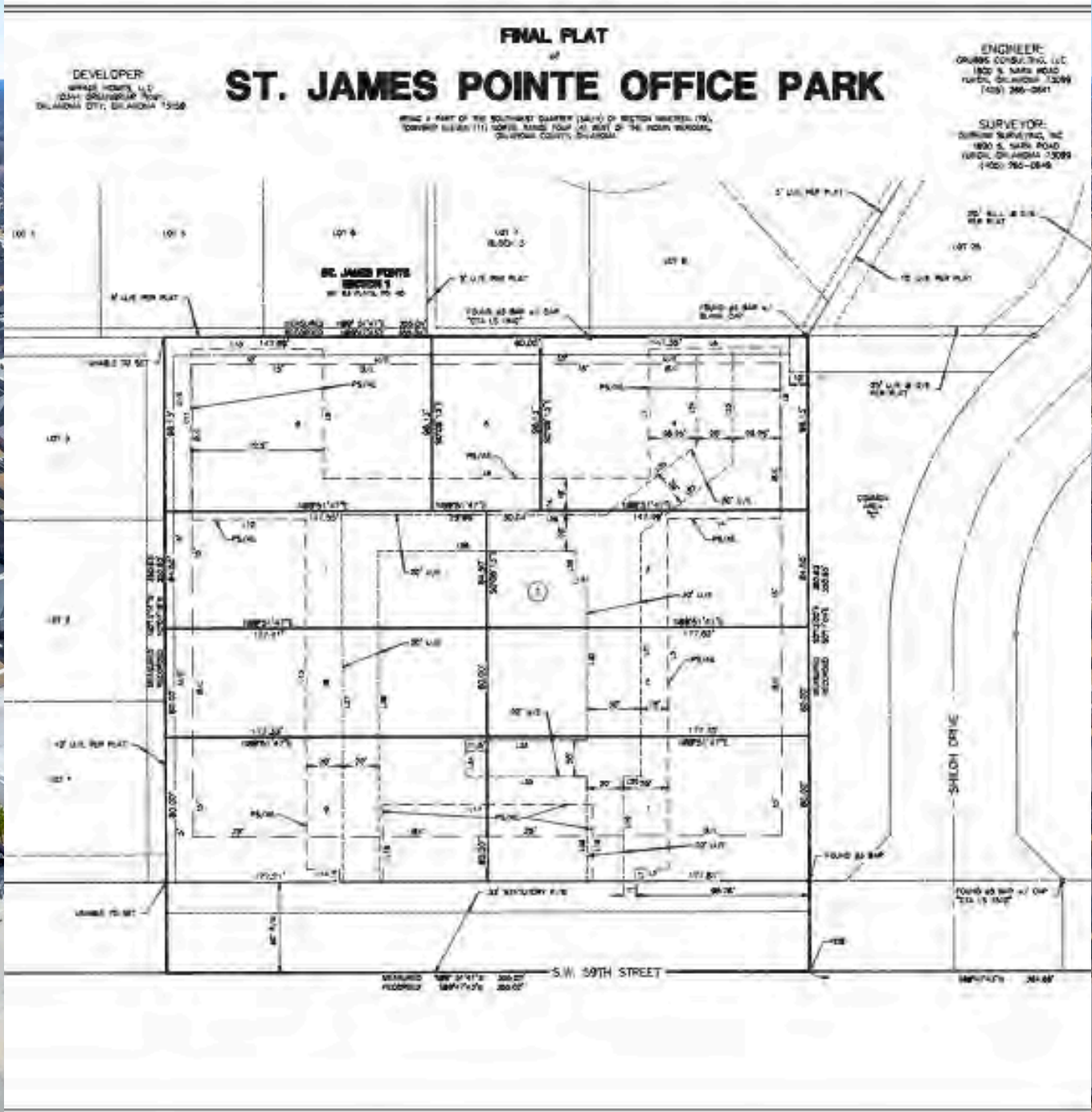
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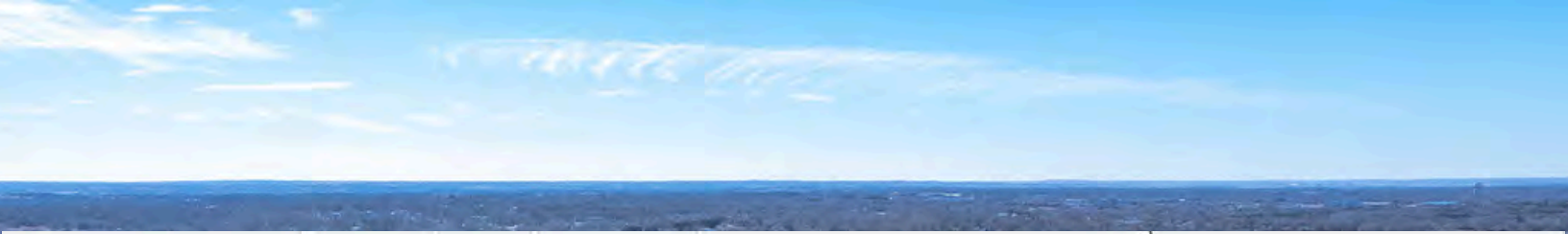
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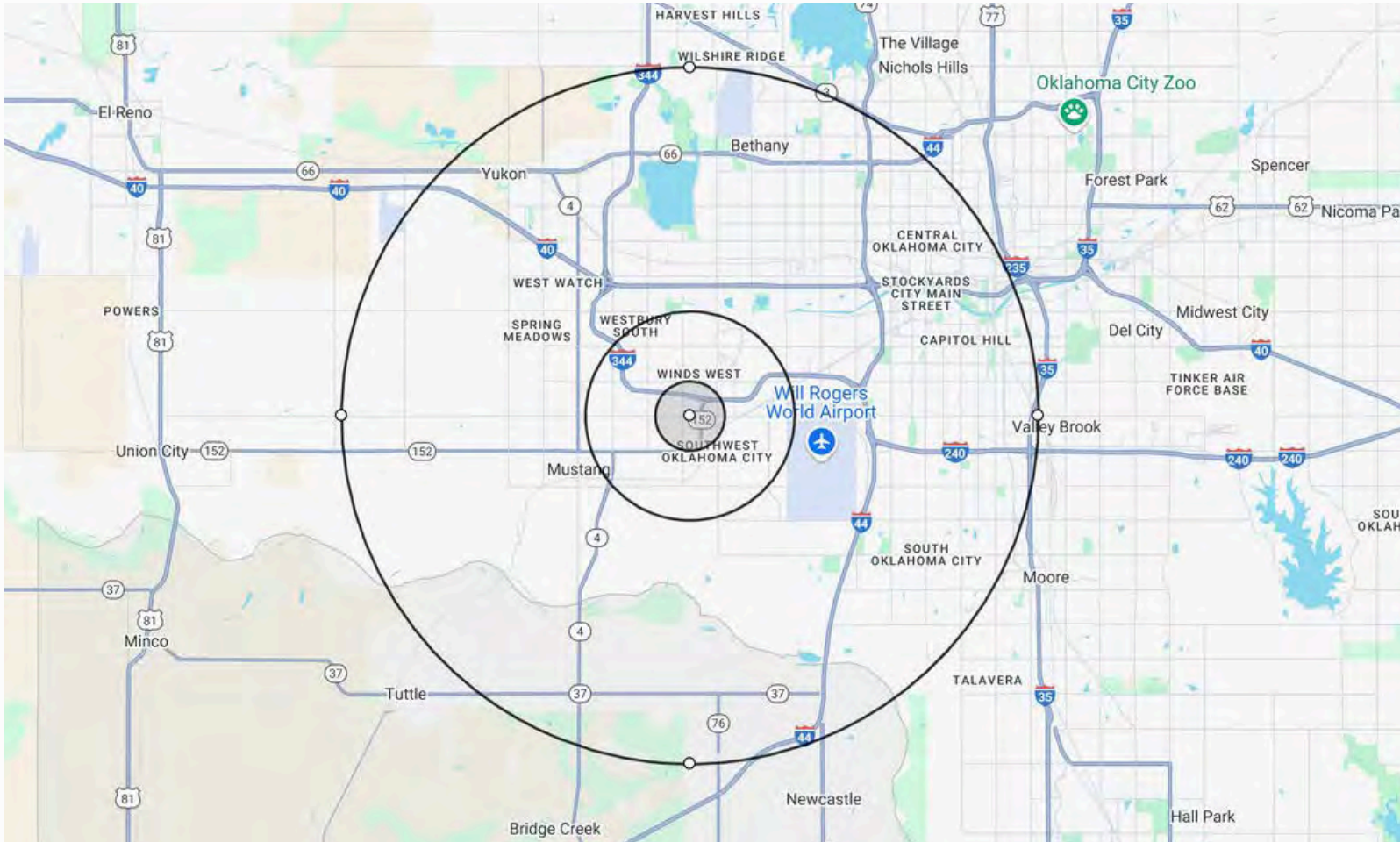
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## Demographics

### 1 MILE

### 3 MILE

### 10 MILE

Population	5,283	20,564	450,012
Average Age	37	37	35
Employment	6,395	42,089	305,487
Households	1,390	7,443	180,167
Ave. Household Income	\$101,825	\$108,319	\$73,851
Median Household Income	\$90,211	\$90,303	\$56,684

## Traffic Count

**Average Daily Volume**

**2,680 Vehicles**

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