

ADAMS ROAD PAD SITE FOR SALE

N. Adams Rd. & E. 2nd St. - Sand Springs, OK



PROPERTY HIGHLIGHTS



DOUG BAUER, CCIM
Office: 918-665-1210

- ± 91.42 FEET OF FRONTAGE ON ADAMS ROAD (per Survey)
- ± 0.52 ACRES - 22,473 SF (per Survey)
- ZONING: CS - COMMERCIAL SHOPPING DISTRICT
- TRAFFIC COUNTS (2023 INCOG):
 - 35,737 Vehicles per day (Hwy 51/Hwy 412)
 - 4,839 Vehicles per day (E. 2nd St. & N. Adams Rd.)



Traffic Count

INCOG 2023

35,737 Vehicles per day

Hwy 51/Hwy 412

4,839 Vehicles per day

E. 2nd Street



2024 Demographics

Source: ESRI

	1 Mile	3 Miles	5 Miles
Population	5,104	19,903	38,137
Households	2,027	7,904	15,244
Average HH Income	\$73,644	\$85,191	\$82,916

BAUER & ASSOCIATES, REALTORS®

"A LEADER IN TULSA COMMERCIAL REAL ESTATE SINCE 1979"

Commercial - Industrial - Investment Property - Property Management

6846 S. Canton Ave., Suite 100, Tulsa, OK 74136

All statements herein are for information purposes only and are believed to be reliable; however, no warranty or representation is made as to the accuracy thereof and the same is submitted subject to errors, omissions, change of price, terms, conditions and prior sale or lease.

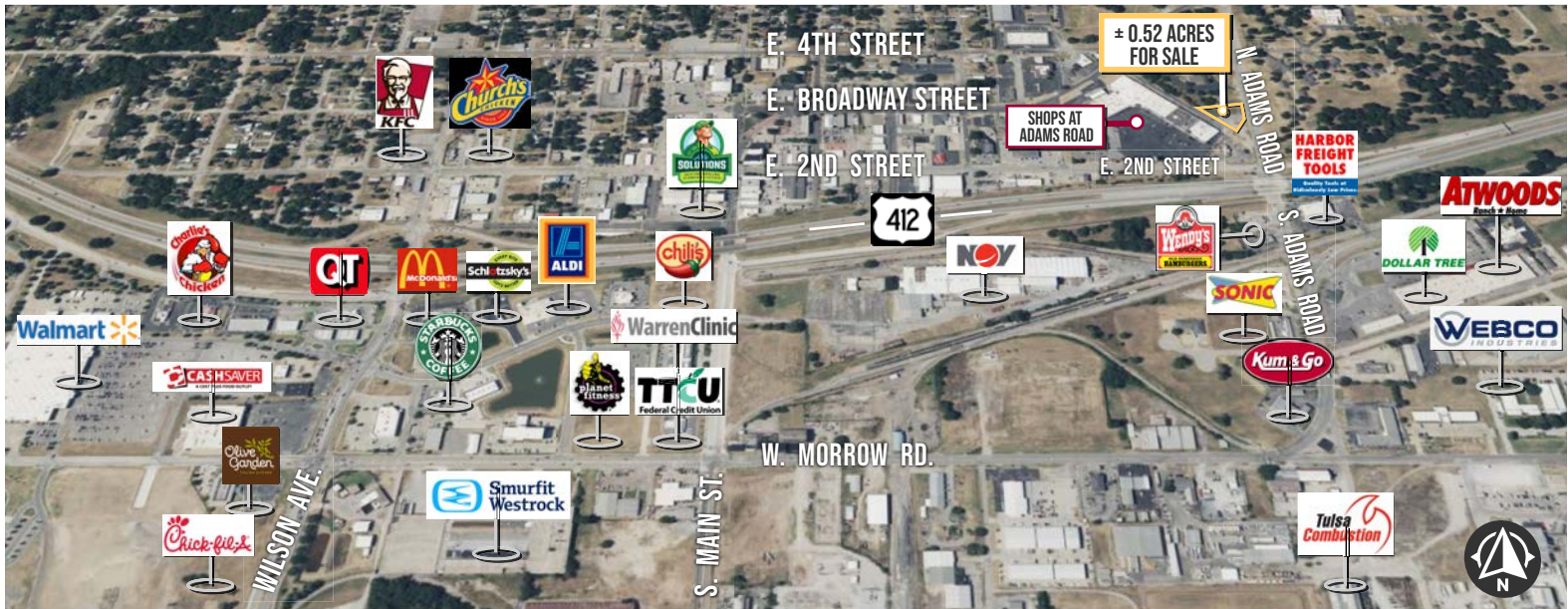
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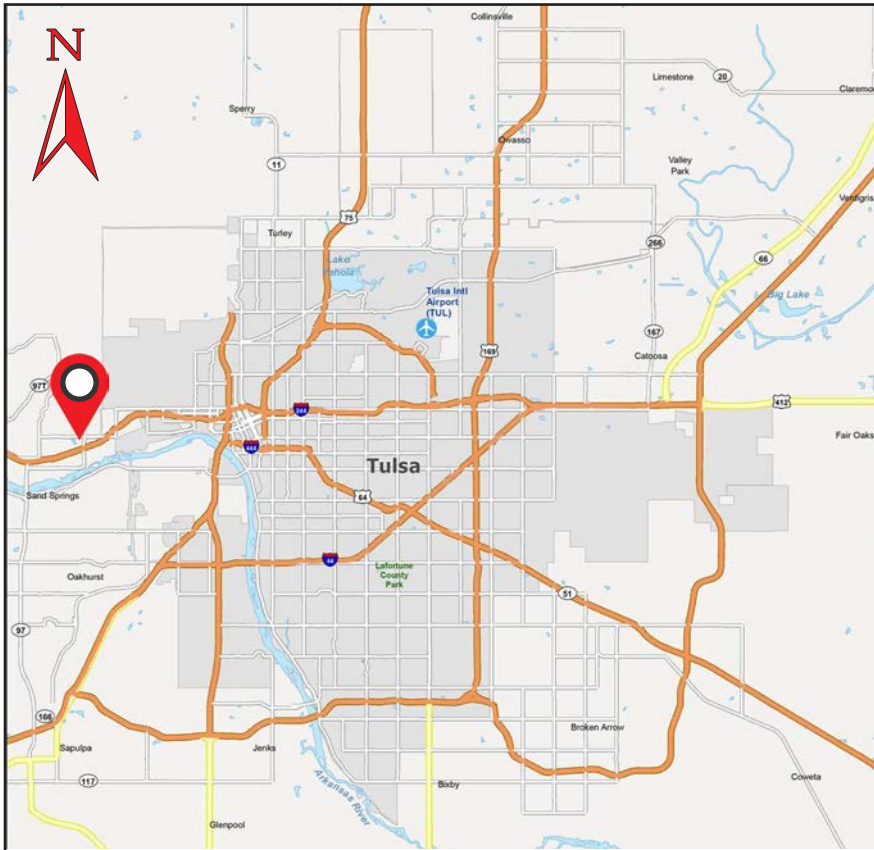
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SAND SPRINGS, OK

GREATER TULSA AREA MAP



NEARBY

SHOPS AT ADAMS ROAD

TACO BUENO

WALGREENS

CHARLES PAGE LIBRARY

SKATES ROLLERTAINMENT

BANK OF OKLAHOMA

BILLY SIMS BBQ

SHERWIN WILLIAMS PAINT STORE

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