



4600 SE 29th St, Del City, OK 73115



PROPERTY DESCRIPTION

Explore the possibilities of this prime land at 4600 SE 29th St in Del City. With its strategic position, this makes it ideal for development, commercial, multi-family, office, and medical use, excluding banking and medical cannabis use. Also, it enjoys a vibrant locale with high traffic potential. Don't miss the chance to secure a versatile and well-connected property in this area.

PROPERTY HIGHLIGHTS

- Prime 115,000 SF land sale
- Competitive pricing
- Ideal for development, commercial, and more
- Exclusions for banking and medical cannabis use
- 4600 SE 29th St - Arvest Tower is also available

LOCATION DESCRIPTION

Nestled on 115,000 SF at 4600 SE 29th St, this prime land in Del City offers an exceptional investment opportunity. Zoned for versatile uses, including development, commercial, multi-family, office, and medical, the property is strategically located between Sunnyslane and Sooner, providing convenient access to I-40. Positioned near Tinker Air Force Base, it benefits from a bustling area with high traffic potential.

OFFERING SUMMARY

Sale Price:	\$805,000
Lot Size:	115,000 SF
Zoning:	A-C (arterial commercial)
Traffic Count:	17,000

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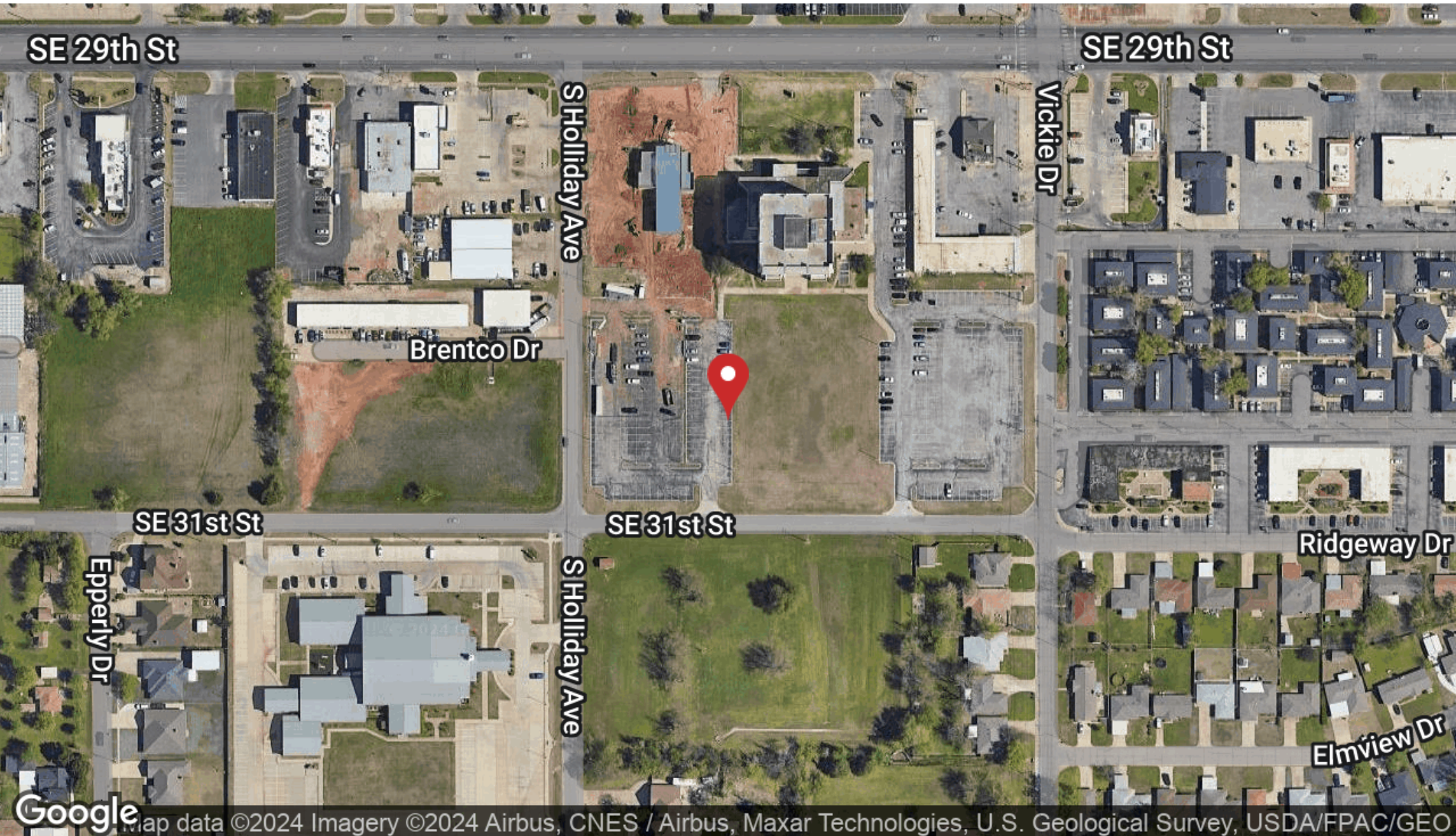


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POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	2,403	10,027	24,588
Average Age	37.0	36.9	34.5
Average Age (Male)	34.3	34.0	32.3
Average Age (Female)	43.2	41.2	38.1

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	1,178	4,654	10,927
# of Persons per HH	2.0	2.2	2.3
Average HH Income	\$49,876	\$47,949	\$49,896
Average House Value	\$114,631	\$121,677	\$102,784

* Demographic data derived from 2020 ACS - US Census

