Executive Summary



Details

Lease Rate:	$10 - 12 SF/yr (NNN)
Available SF:	7,800 SF
Lot Size:	34,674 SF
Building Size:	7,800 SF

Highlights

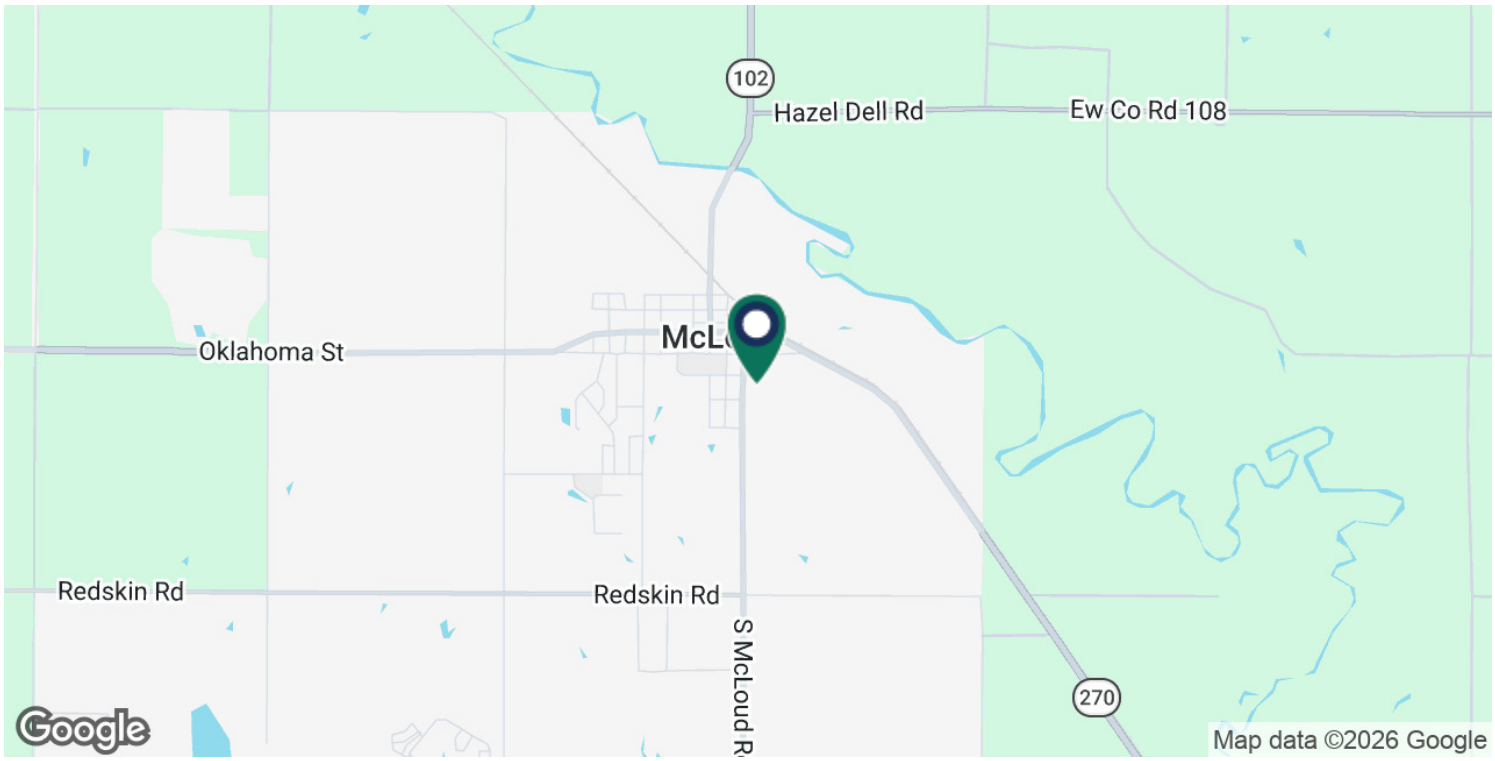
- $10.00 - $12.00 psf /NNN
- 7,800 SF

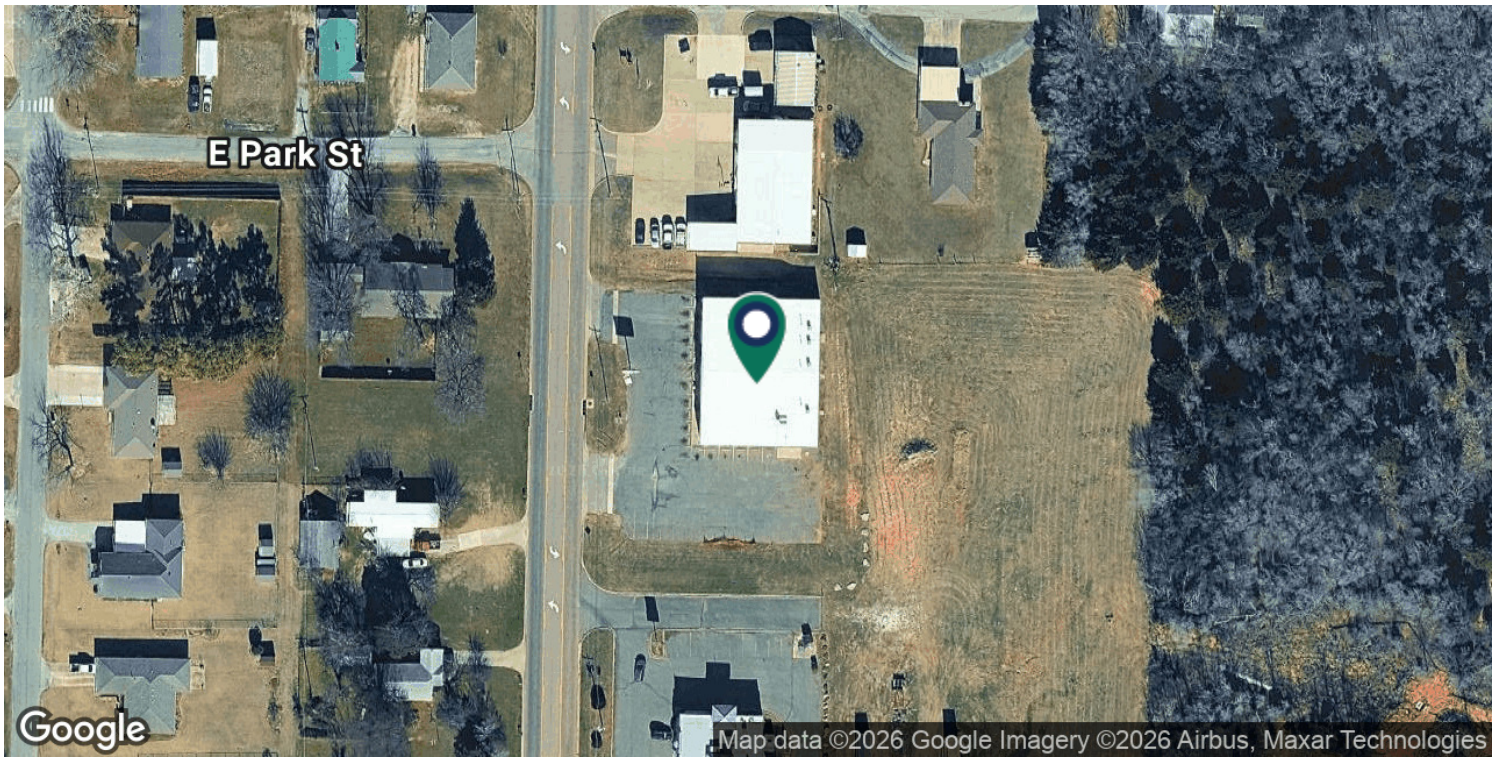
Overview

Discover a prime leasing opportunity at 310 S Mcloud Rd, Mcloud, OK, 74851. This 7800 SF single-tenant retail property features a new parking lot and striping. With local ownership, excellent roof condition, and TI available for qualifying tenants, this space is ready for your business to thrive.

AARON DIEHL
405.651.3308
adiehl@creekpe.com

Location Map

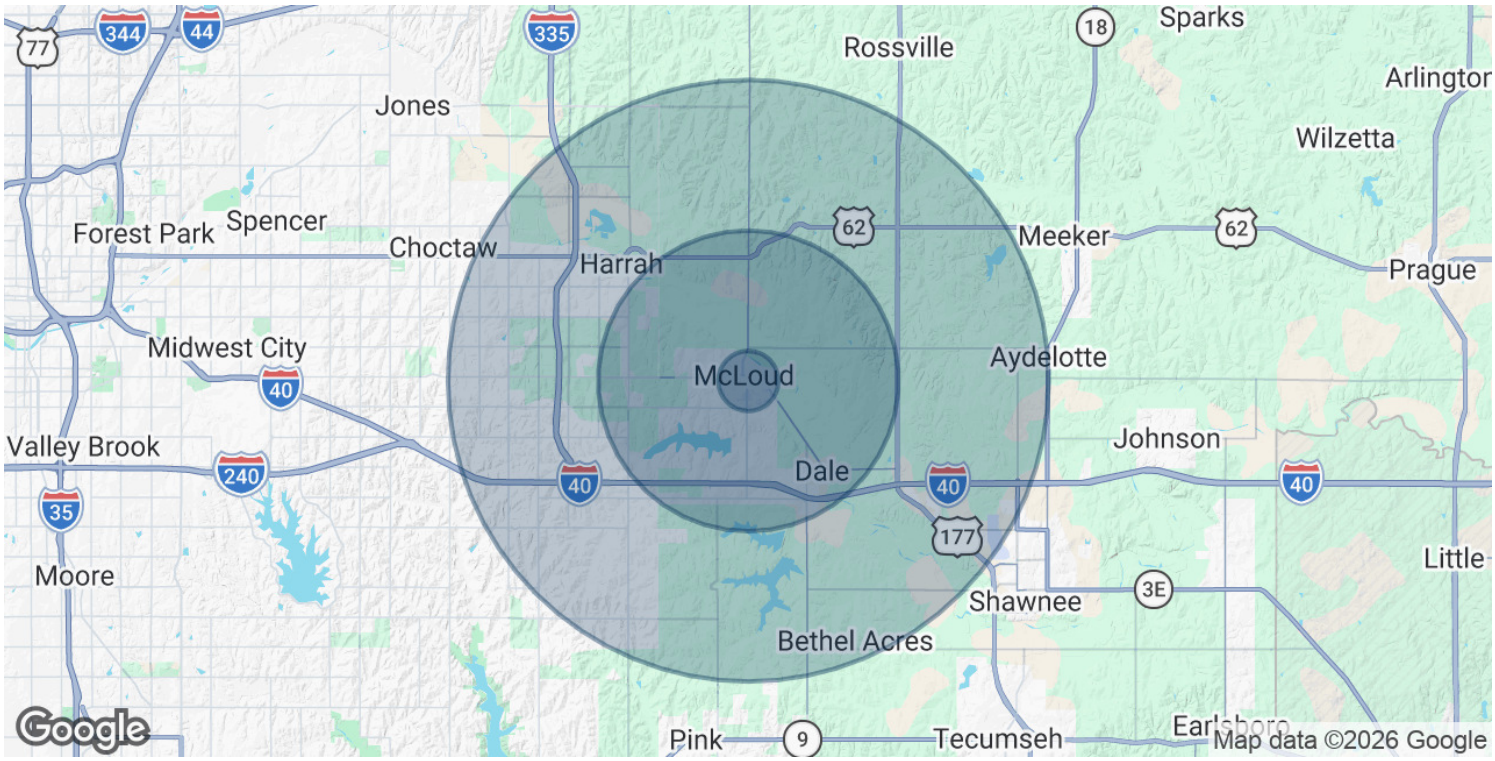




AARON DIEHL
405.651.3308
adiehl@creekpe.com

CREEK PRICE EDWARDS

Demographics Map & Report



Population	1 Mile	5 Miles	10 Miles
Total Population	644	12,160	48,830
Average Age	42.8	40.5	40.0
Average Age (Male)	46.3	41.5	39.8
Average Age (Female)	42.3	41.1	40.4

Households & Income	1 Mile	5 Miles	10 Miles
Total Households	196	4,085	17,140
# of Persons per HH	3.3	3.0	2.8
Average HH Income	$76,422	$91,525	$99,937
Average House Value	$164,111	$191,304	$215,268

2023 American Community Survey (ACS) *11062026*

AARON DIEHL
405.651.3308
adiehl@creekpe.com