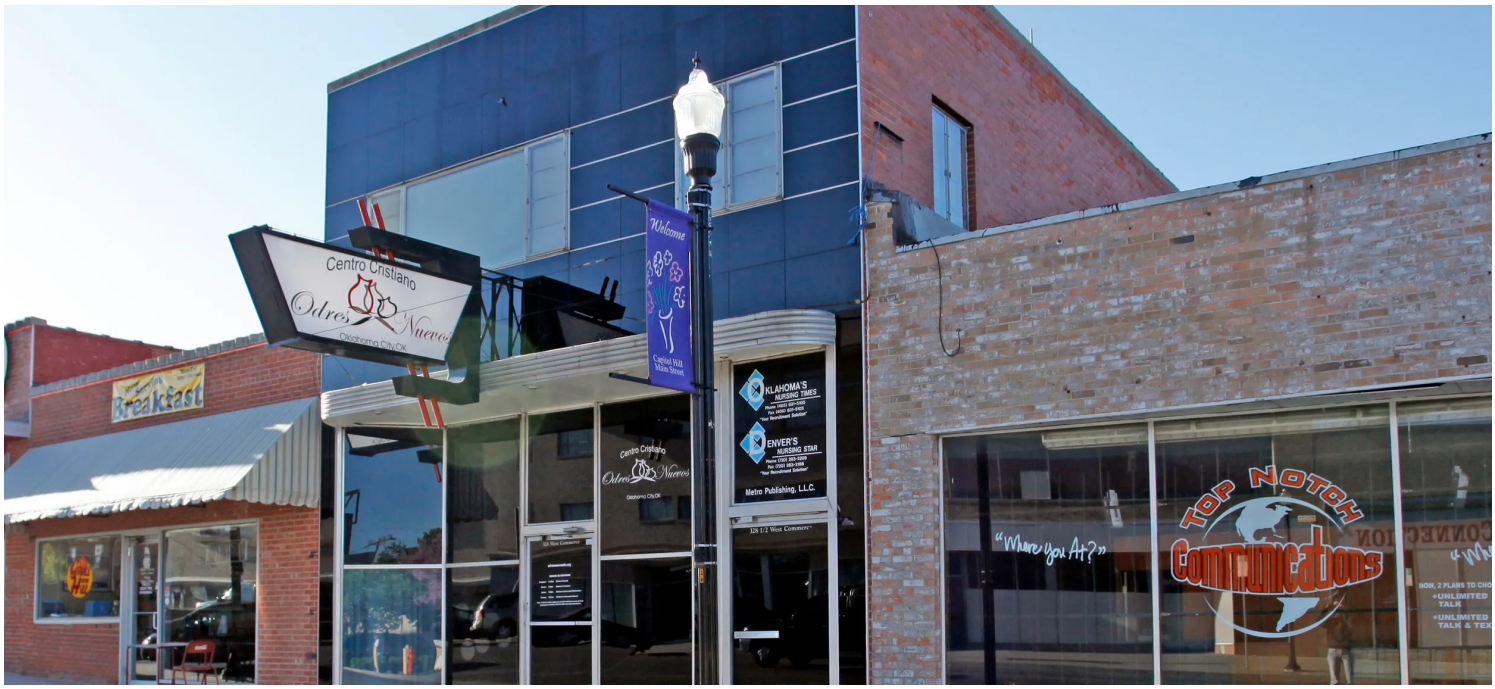
Executive Summary



Details

Sale Price:	$399,000
Number of Units:	2
Lot Size:	3,500 SF
Building Size:	5,955 SF
Cross Streets:	SW 25th and S Hudson Ave
Submarket:	South Oklahoma City

Highlights

- Retail property ideal for investor or owner-user strategies
- Flexible layout supports multiple retail concepts
- Functional commercial footprint for efficient operations
- Suitable for merchandising, showroom, or service uses
- Opportunity for repositioning and value-add potential
- Straightforward configuration simplifies tenant improvements
- Strong fit for single-tenant or multi-use occupancy
- Commercial asset with long-term investment appeal

Overview

328 Southwest 25th Street offers a compelling retail investment opportunity with flexible use potential and a functional commercial footprint. This property is well suited for an owner-user or investor seeking a retail asset that can support a variety of business concepts. The building presents a straightforward layout that can be adapted to accommodate merchandising, customer service, or showroom operations. Its commercial zoning and retail designation provide a strong foundation for long-term value, while the property's versatile configuration supports efficient operations and future repositioning possibilities.

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Property Description



Property description

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Location description

Positioned within the South Oklahoma City submarket, the property benefits from an established trade area known for neighborhood-serving retail, local restaurants, and steady daily activity. This part of the city offers access to a dense urban core and is supported by nearby commercial corridors that connect businesses with surrounding residential neighborhoods and the broader Oklahoma City market.

The location is near Capitol Hill, one of South Oklahoma City's most recognizable districts, with a longstanding mix of storefront retail, dining, and community-oriented commerce. Investors will appreciate the area's local business presence, infill character, and connectivity within the Oklahoma City Metro, all of which support continued interest in street retail and service-based commercial uses.

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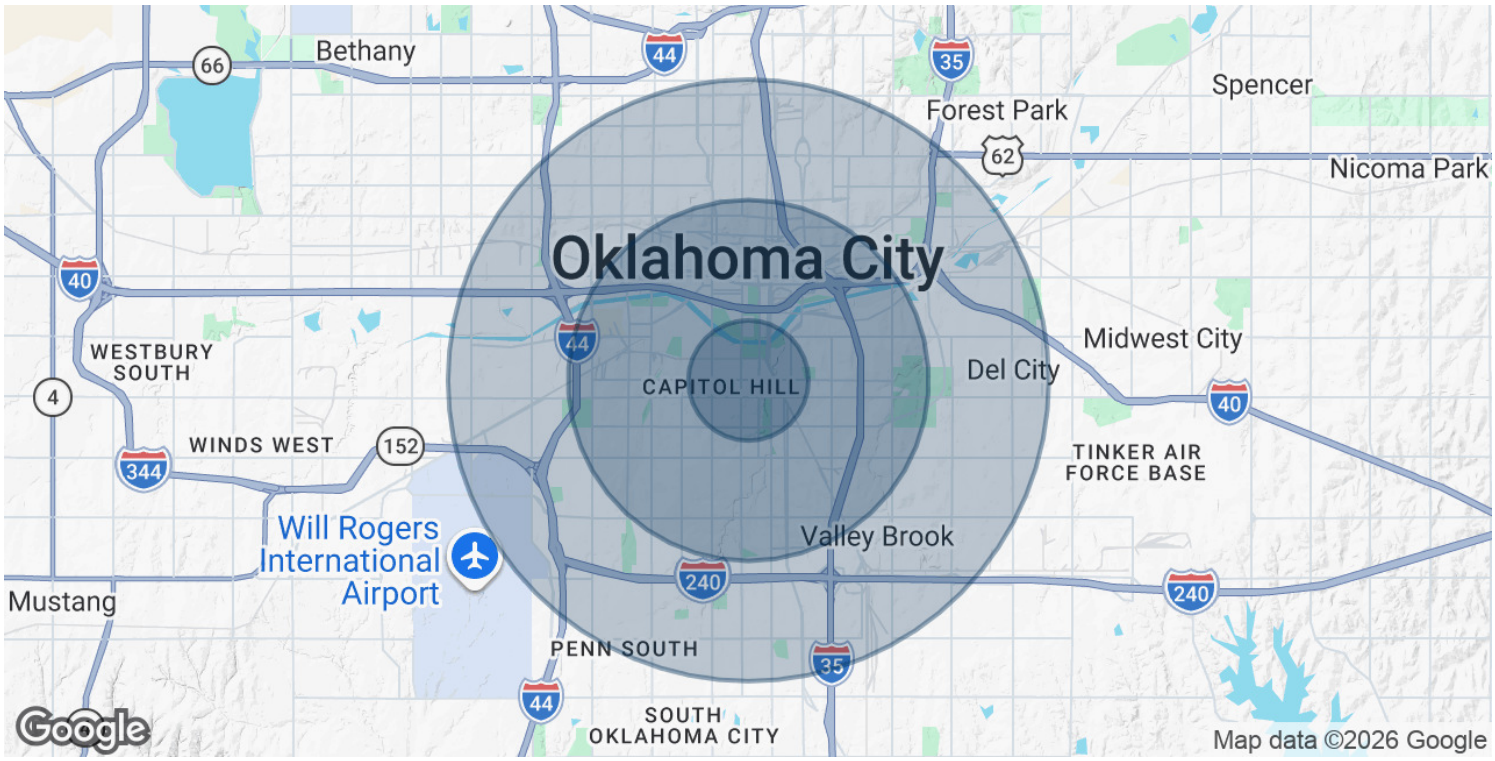
Location Map



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Demographics Map & Report



Population	1 Mile	3 Miles	5 Miles
Total Population	11,347	85,807	220,909
Average Age	33.5	30.6	32.4
Average Age (Male)	33.2	30.5	31.7
Average Age (Female)	33.3	30.8	33.2

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	4,034	30,884	87,140
# of Persons per HH	2.8	2.8	2.5
Average HH Income	$53,142	$60,320	$64,617
Average House Value	$97,282	$96,767	$147,490

2023 American Community Survey (ACS)

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