

**FOR SALE/LEASE**

# WEATHERFORD SHOPPING CENTER OUTPARCEL

310 N WASHINGTON AVE, WEATHERFORD, OK 73096



## PROPERTY INFO

- + This site offers outstanding visibility and access from I-40 and is centrally located within Weatherford's strongest retail activity.
- + Neighbors Include
  - Walmart Supercenter, Walgreen's, Save a Lot, Sears Hometown Store, Hibbett Sports, Stage, Sally Beauty, Fairfield Inn, Comfort Inn, United Supermarkets, Ace Hardware, Qdoba, Taco Bell, Burger King, T-Mobile, Arby's, Carl's Jr., McDonald's, Pizza Hut, Little Caesar's, O'Reilly Auto Parts, First National Bank & Trust, and many more
- + New ramp access to I-40
- + Weatherford is home to Southwestern Oklahoma State University

### SIZE

- ±.931 Acres

### SALE PRICE

- \$18.00 PSF



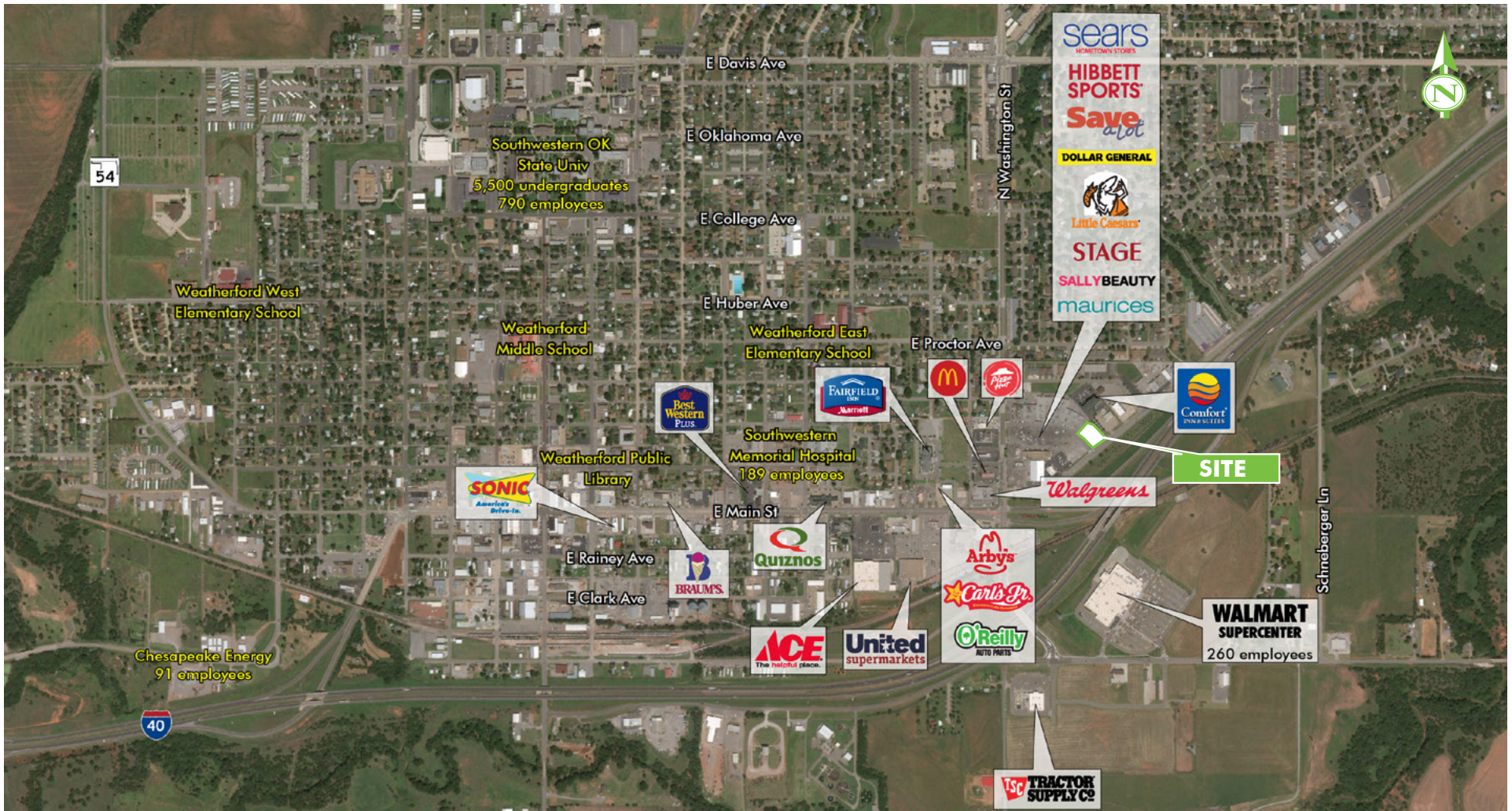
### Traffic Counts

<b>Main Street</b>	11,100 ADT
<b>Washington Avenue</b>	4,300 ADT
<b>Interstate 40</b>	26,100 ADT

Source: Oklahoma Department of Transportation

### 2019 Demographics

	5 Minutes	15 Minutes	25 Minutes
<b>Population</b>	11,412	16,014	32,596
<b>Households</b>	4,701	6,451	12,599
<b>Average Household Income</b>	\$60,691	\$62,442	\$63,352
<b>Daytime Employment</b>	5,333	7,499	15,998



## CONTACT US

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