

# 4000 N.E. 4<sup>TH</sup> STREET DEL CITY, OK 73117

Industrial Land For Sale

23.53 Acres MOL

Sales Price: \$3,500,000 (\$3.41/SF)



# NAIRED

COMMERCIAL  
REAL ESTATE

## NAIRED

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## PROPERTY HIGHLIGHTS

- Zoned: I-2, Heavy Industrial
- Infill Industrial Development Opportunity
- City Water Available
- City Sewer Approximately 1,050' Away

## LOCATION HIGHLIGHTS

- 2 Miles to I-35 Entrance Ramp
- 1.4 Miles to I-40 Entrance Ramp
- Rail Transload Facility Directly Adjacent to the South

## DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	2,265	48,808	145,971
AVERAGE HOUSEHOLD INCOME	\$58,831	\$43,153	\$46,558
TOTAL HOUSEHOLDS	1,052	20,815	58,278

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