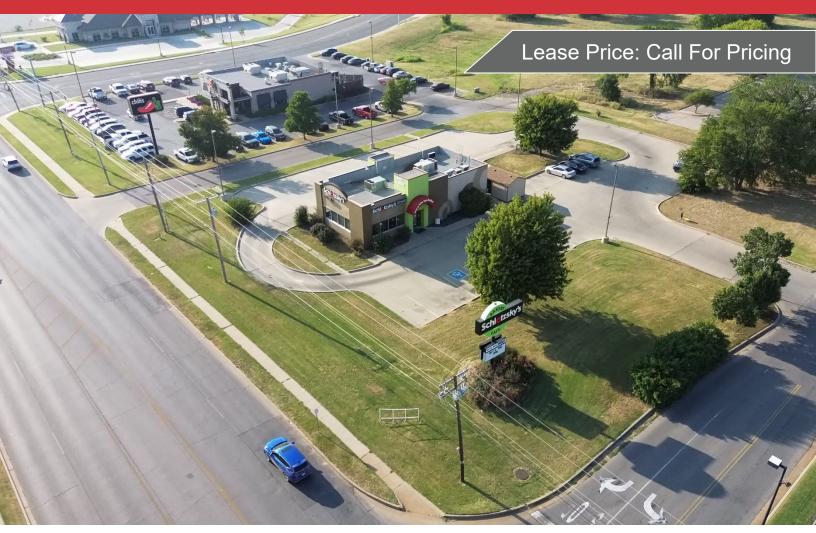
### Retail Building For Lease



### 813 E. Prospect Avenue

Ponca City, Oklahoma 74601

#### **PROPERTY HIGHLIGHTS**

- 2,331 SF on 1.17 Acres MOL
- Built in 2003
- Free Standing Drive-thru Restaurant
- Positioned on an Outparcel in Front of the only Walmart Supercenter within a 40-mile Radius

Samuel Dunham +1 405 207 7286 samuel@naisullivangroup.com

#### +1 405 840 0600 OFFICE

4045 N.W. 64<sup>th</sup> Street, Suite 340 Oklahoma City, OK 73116

### **Retail Building For Lease**





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**Retail Building For Lease** 

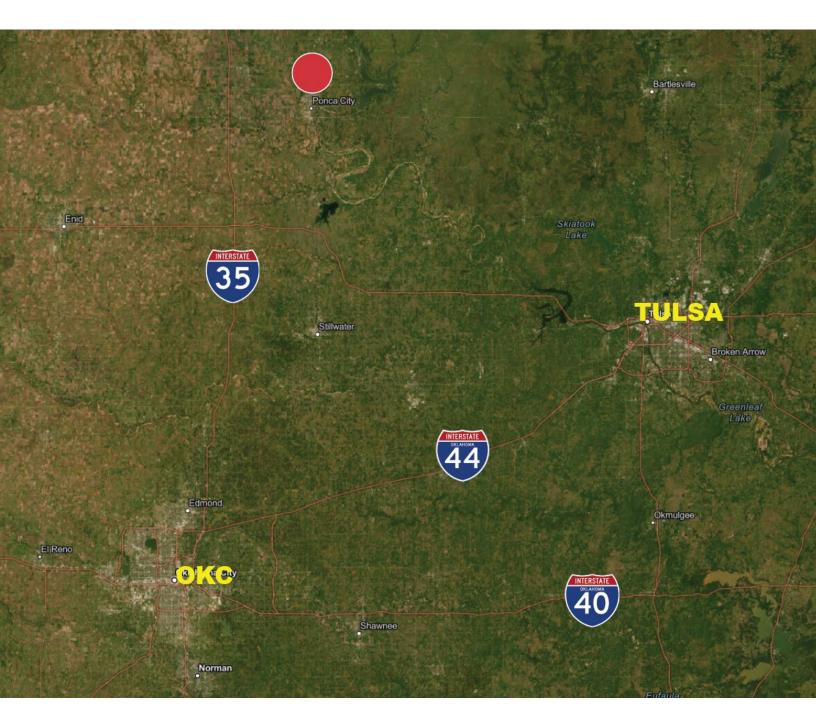


Population	1 Mile:	3 Miles:	5 Miles:
	4,929	22,320	27,248
Average Household Income	1 Mile:	3 Miles:	5 Miles:
	\$68,163	\$64,097	\$65,778
Total Households	1 Mile:	3 Miles:	5 Miles:
	2,101	9,214	11,115

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- Home of the largest refinery in Oklahoma, Operated by Phillips 66 with close to 600 Employees
- Ponca City has a long rich history in the Oil Industry
- 15 Miles east of Interstate 35 and 21 Miles south of the Kansas border
- Ponca City Airport
- Home of multiple distribution centers; Albertson's Grocery, Dorada Foods, Mertz Manufacturing
- · Draws from a workforce radius of 45 Miles

Ponca Ci

### PLACER AI STATS (Oklahoma)

- Burger King 7th out of 53 units
- Taco Bell 7th out of 105 units
- Starbucks 6th out of 63 units
- Chili's 9th out of 31 units
- Top 20 Walmart Supercenter in the state 19th out of 63 stores

### **TOP 10 EMPLOYERS IN**

## PONCA CITY, OKLAHOMA



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