



1800 E. 2nd Street

Edmond, Oklahoma 73034

PROPERTY HIGHLIGHTS

- Prime Development Site at E. 2nd Street & Bryant Avenue
- Neighboring Properties include Taco Bell, KFC, Burger King, McDonalds, Chick Fil A, OU Medical Center, The University of Central Oklahoma, Super Target, Walmart SuperCenter, and more
- Seller to Remove Fuel Tanks

TOTAL ACRES	1.38 Acres MOL
ZONED	E-2

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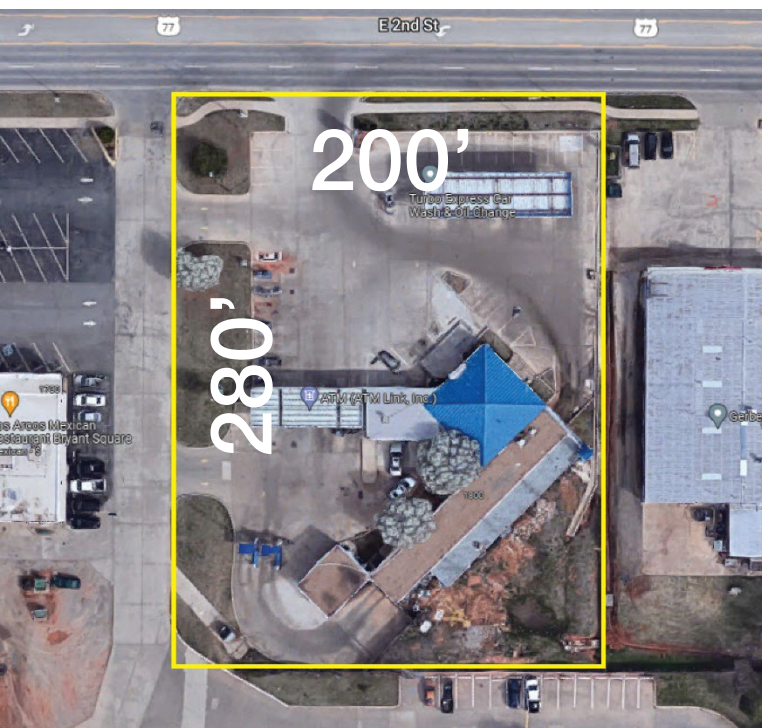
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LOCATION HIGHLIGHTS

- High Traffic Area, Over 24,000 Cars a Day
- Busiest Retail Corridor in Edmond
- Easy Access to I-35

Population	1 Mile: 9,556	3 Miles: 61,614	5 Miles: 117,711
Average Household Income	1 Mile: \$96,566	3 Miles: \$102,555	5 Miles: \$113,461
Total Households	1 Mile: 4,189	3 Miles: 24,610	5 Miles: 45,429

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