Retail Center for Sale / Retail for Lease 316 NE HWY 66



Sayre, OK 73662







Retail Center for Sale / Retail Space for Lease

Building Size:	20,	20,958 SF				
Lot Size:	17 acres					
Sale Price:	\$60	\$600,000				
Available for Lease:	А	8,000 SF \$1,500/mo	D	Office \$250/mo		
	В	9,900 SF \$2,000/mo Includes overhead door	E	1,000 SF Warehouse Negotiable Includes overhead door		
	С	1,040 SF \$500/mo	Pa	d Site: Negotiable		
Access:	NE Hwy 66 (I-40 Business Loop), N 2nd St, Columbia Ave					
Parking:	We	Well lit parking lot with 150 spaces.				
Pole Sign:	Yes	es, visible from NE Hwy 66 and N 2nd St				

Call Michael Raff at 405.842.0100

mraff@wigginprop.com | wigginprop.com

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Demographics

2020	1 Mile	3 Miles	5 Miles
Population	3,128	4,458	5,022
Average HH Income	\$57,828	\$59,854	\$61,209
Owner Occupied Units	721	878	974
Renter Occupied Units	350	416	448

Traffic Counts

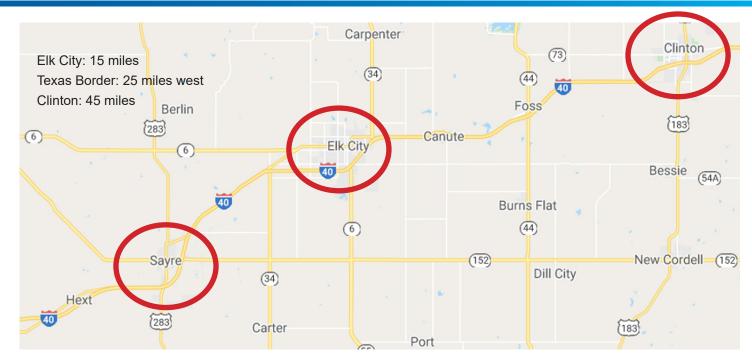
NE HWY 66: 3,207 cpd ('18)

I-40: 13,703 cpd ('18)



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Sayre, OK

Sayre is located fifteen miles southwest of Elk City and sits at the crossroads of Route 66 and I-40 Business Loop. This small town America city hosts monthly street races, is home to Southwestern State University and is surrounded by farmland and wind farms. According to the Oklahoma Department of Commerce website, Sayre is located within the following incentive programs: "Automatic 5% County", EZ Tracts and Hub Zone/Indian Lands.



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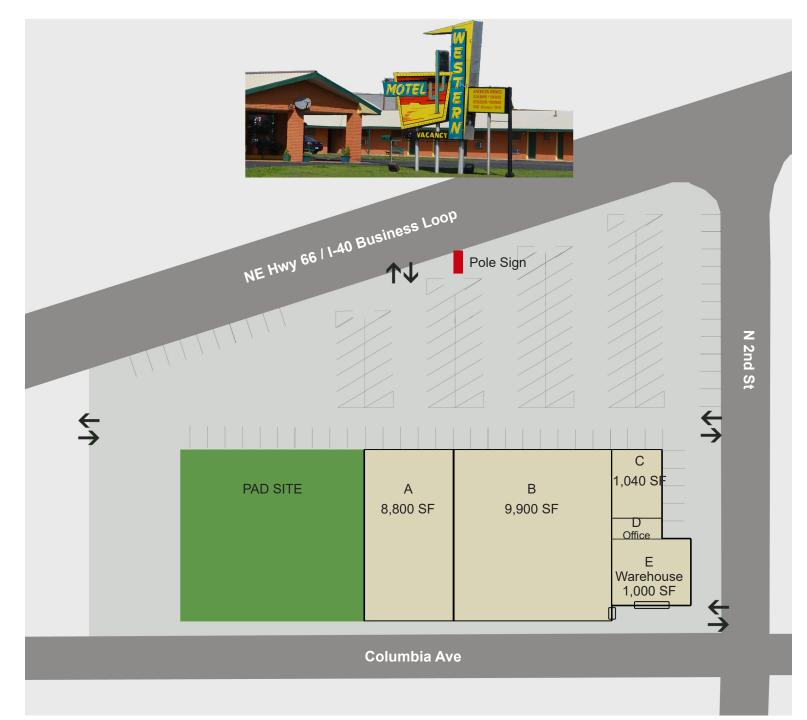


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Site Plan



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