

COMMERCIAL LAND FOR SALE

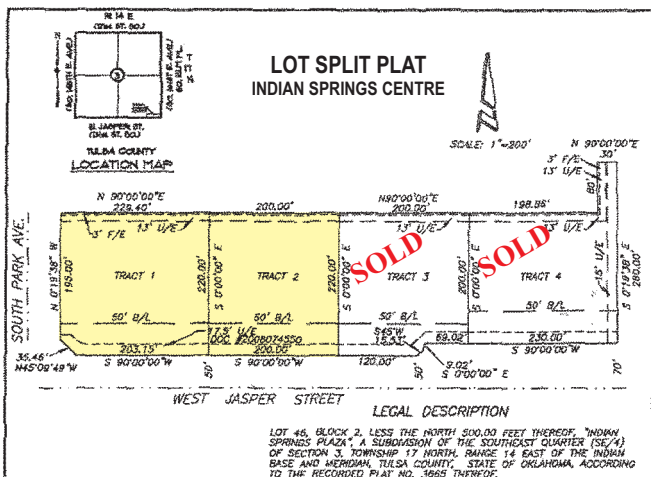
Located Northwest of E. 131st Street & S. Elm Place
Broken Arrow, OK



Tract	Price	Tract Size
1	\$5.00/sf or \$250,705	+/- 50,141 sf or 1.15 acres (per Lot Split Plat)
2	\$5.00/sf or \$212,000	+/- 42,400 sf or .97 acres (per Lot Split Plat)

Zoning: OL (Office Low Intensity)

- Across from The Club at Indian Springs
- Easy access to Creek Turnpike
- Utilities to Site



Contact:
Grover Bauer, CCIM, SIOR
918-665-1210

BAUER & ASSOCIATES, REALTORS

"A Leader in Tulsa Commercial Real Estate Since 1979"

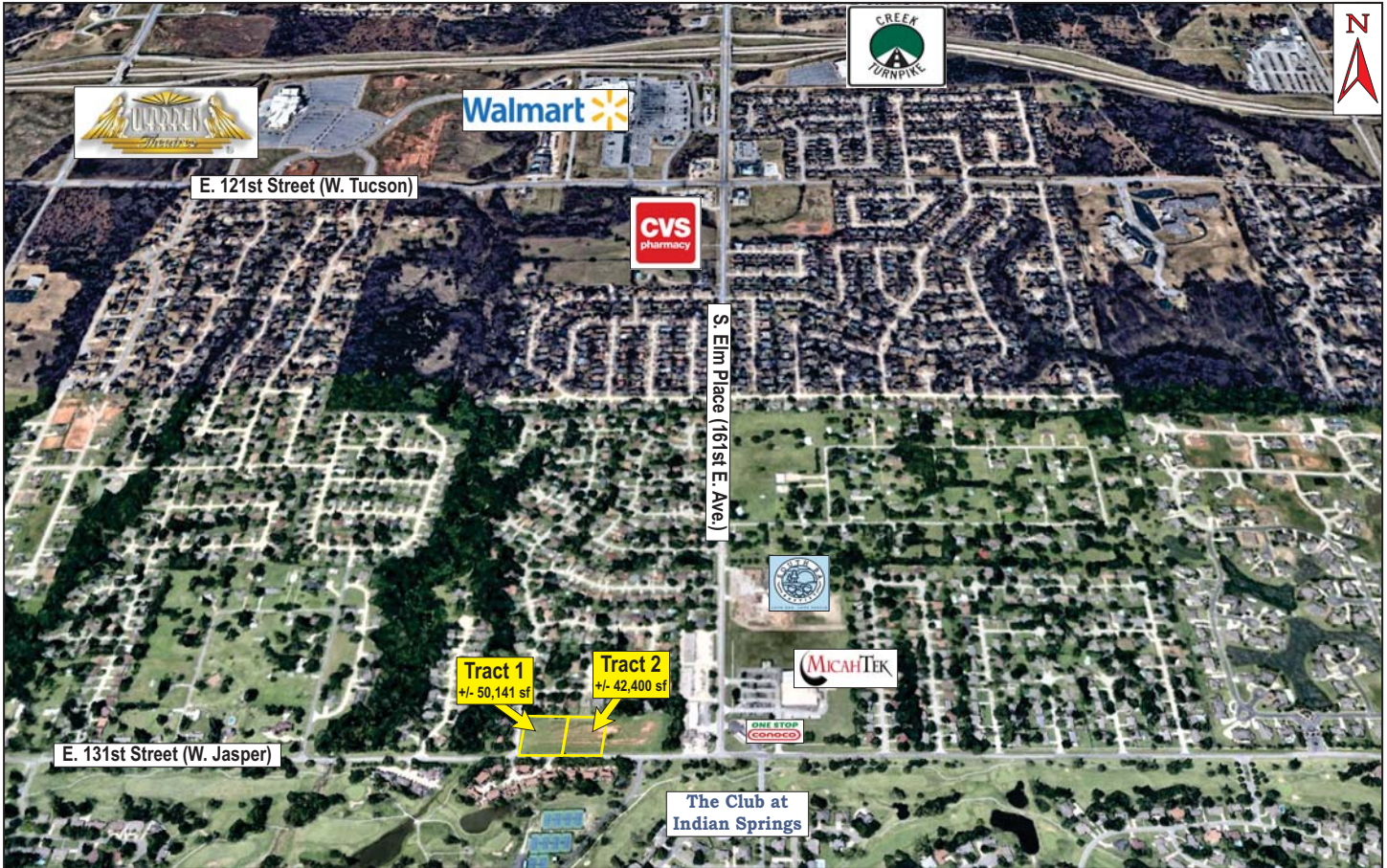
COMMERCIAL, INDUSTRIAL, INVESTMENT PROPERTY & PROPERTY MANAGEMENT

4821 South Sheridan, Suite 201, Tulsa, Oklahoma 74145

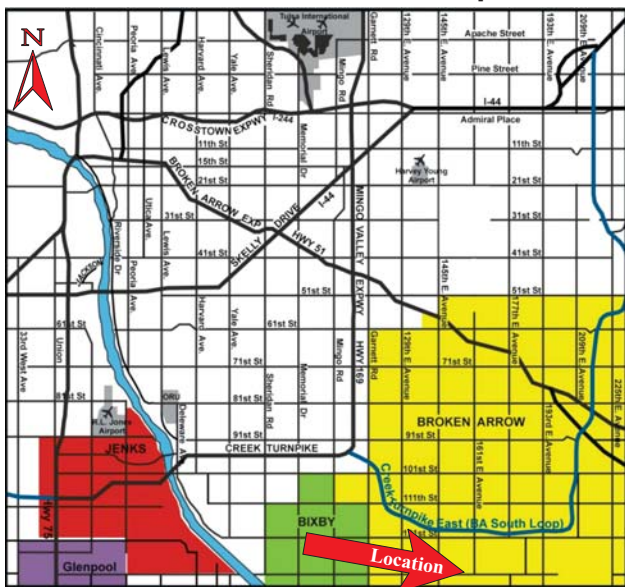
Phone (918) 665-1210 Fax (918) 665-6462 www.bauertulsa.com



**Located Northwest of E. 131st Street & S. Elm Place
Broken Arrow, OK**



Greater Tulsa Area Map



Traffic Counts:

E. 131st Street - 7,704 cars/day

S. Elm Place - 9,830 cars/day
(INCOG 2018)

Demographics:

2019	1 Mile	3 Miles	5 Miles
Population	7,119	26,813	72,738
Households	2,628	9,915	26,645
Avg. HH Income	\$108,465	\$93,721	\$92,620

Contact:
Grover Bauer, CCIM, SIOR
918-665-1210

BAUER & ASSOCIATES, REALTORS

"A Leader in Tulsa Commercial Real Estate Since 1979"

COMMERCIAL, INDUSTRIAL, INVESTMENT PROPERTY & PROPERTY MANAGEMENT

4821 South Sheridan, Suite 201, Tulsa, Oklahoma 74145

Phone (918) 665-1210 Fax (918) 665-6462 www.bauertulsa.com

