



## 5220 OK Highway 78 E Milburn, Oklahoma 73450

### PROPERTY HIGHLIGHTS

- Cannabis Licensed Land - Cultivation and Processing
- Fully Fenced Gated Land
- 50' x 50' Indoor Facility with Nursery Room (1) 50' x 26' Greenhouse & (1) 100' x 26' Greenhouse w/40% UV Reduction Netting
- 2 Water Wells
- 3 Phase Nearby, Currently 200 Amps (Getting Upgraded)
- 31 MH Lights, 12 T-5, 20 High End LED
- 3,100 SF Ranch Home with 4 Bedrooms, 4.5 Baths and Office, 2 Kitchens
- 1,000 SF Apartment
- Potential for Retail Dispensary
- Tumbler Trimmer w/CO2 Auger
- Lab and Office in Back of Grow
- Near South OK/TX Border



TOTAL SF	6,300 SF / 10,400 SF
TOTAL ACRES	8.16 Acres
YEAR BUILT / RENOVATED	2002
ZONED	AG

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**Krystal Deak**  
+1 580 512 3631  
krystal@naisullivangroup.com

4045 N.W. 64<sup>th</sup> Street, Suite 340  
Oklahoma City, OK 73116  
[www.naisullivangroup.com](http://www.naisullivangroup.com)

+1 405 840 0600 OFFICE  
+1 405 840 0610 FAX







Population	1 Mile: 184	3 Miles: 1,043	5 Miles: 1,654
Average Household Income	1 Mile: \$67,500	3 Miles: \$66,533	5 Miles: \$65,168
Total Households	1 Mile: 75	3 Miles: 425	5 Miles: 704

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