

Convenience Store For Sale

3,400 SF & 0.69 Acres

Sales Price: \$925,000



1612 S. Division Street

Guthrie, Oklahoma 73044

PROPERTY HIGHLIGHTS

- Conoco Branded Convenience Store with Subway Restaurant
- Canopy
- At Wal-Mart Supercenter Entry
- Across from Walgreens & McDonald's
- 8 Pumps
- Full Income & Expense Package Available Upon Request

TOTAL SF	3,400 SF MOL	
LAND IN ACRES	0.69 ACRES MOL	
ZONING	Commercial	
GENERAL USE	Retail	
TAXES	\$5,454	

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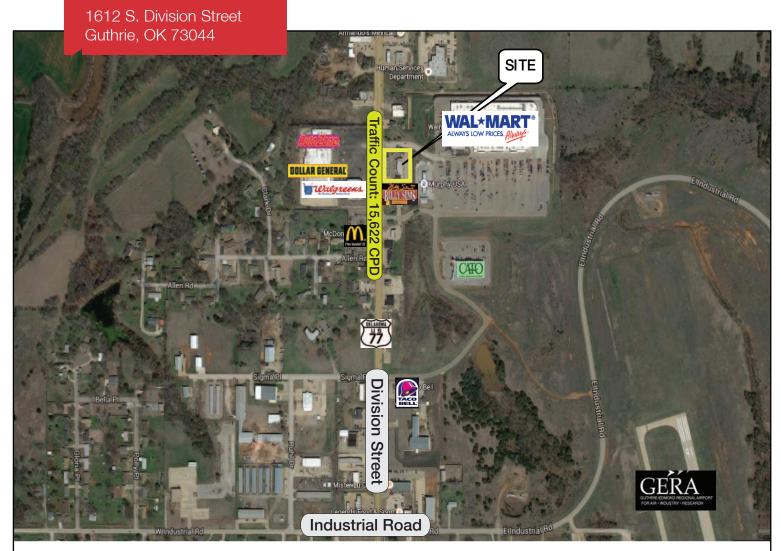
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DEMOGRAPHICS

Population		
1 Mile: 1,100	3 Mile: 11,924	5 Mile: 15,314
Average Household Income		
1 Mile: \$28,022	3 Mile: \$34,205	5 Mile: \$40,463
Total Households		
1 Mile: 445	3 Mile: 4,681	5 Mile: 5,941

LOCATION HIGHLIGHTS

■ Dimensions: 183' x 165'

Frontage: 165' on Division Street

On Main Street in Guthrie

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