



504 N. Rockwell Avenue

Oklahoma City, Oklahoma 73127

PROPERTY HIGHLIGHTS

- N.E. Corner of Melrose & Rockwell
- (3) 10,000 Gallon Tanks
- Fiberglass Tanks
- Built in 1987



TOTAL SF	1,416 SF MOL
LAND IN ACRES	0.5647 MOL
ZONING	C-3
GENERAL USE	Retail
TAXES	\$3,500

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For more information:

Nathan Wilson

Cell: 1 405 760 5327

nathan@naisullivangroup.com

4045 N.W. 64th Street, Suite 340

Oklahoma City, Oklahoma 73116

Office: 1 405 840 0600

Fax: 1 405 840 0610

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DEMOGRAPHICS

Population

1 Mile:	3 Mile:	5 Mile:
9,105	58,404	152,552

Average Household Income

1 Mile:	3 Mile:	5 Mile:
\$28,892	\$38,278	\$41,699

Total Households

1 Mile:	3 Mile:	5 Mile:
3,526	23,550	60,472

LOCATION HIGHLIGHTS

- Frontage: 70' on Rockwell & 86' on Melrose
- 1/2 Mile from I-40
- 1/2 Mile from West Gate Market Place

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