



8 SE Lee Blvd Pad Site Available

LAWTON, OKLAHOMA

NWC of SE Lee Blvd & SE 1st St
Lawton, Oklahoma 73501



DESCRIPTION: Located in the growing Southwest Oklahoma market of Lawton, this former combo KFC & Taco Bell pad site is a great opportunity for any pad site user looking to enter or grow in the market. This site has great visibility and access to Lee Blvd (16,700 VPD) and sits at a lighted intersection. Other notable national tenants along Lee Blvd include McDonald's, Dollar Tree, CVS, Burger King, & Advanced Auto Parts to name a few. Being in the Southeastern quadrant of the market, this site has close proximity to major Highway 44, Central Plaza Mall, & Lawton-Fort Sill Regional Airport.

AVAILABLE: 2,190 SF Building on 1.08 AC Lot

PRICING: Call for Pricing

DEMOGRAPHICS:

	1 mile	3 miles	5 miles
2025 Population	2,115	27,912	70,395
Daytime Population	7,214	37,670	74,980
2025 Households	835	12,332	27,129
Average HH Income	\$37,555	\$58,218	\$65,361

TRAFFIC COUNTS:

SE Lee Blvd: 16,700 VPD
Interstate 44: 35,400 VPD
(ODOT 2024)

Jennifer Reynolds - 214.244.0961 - jreynolds@WincRetail.com
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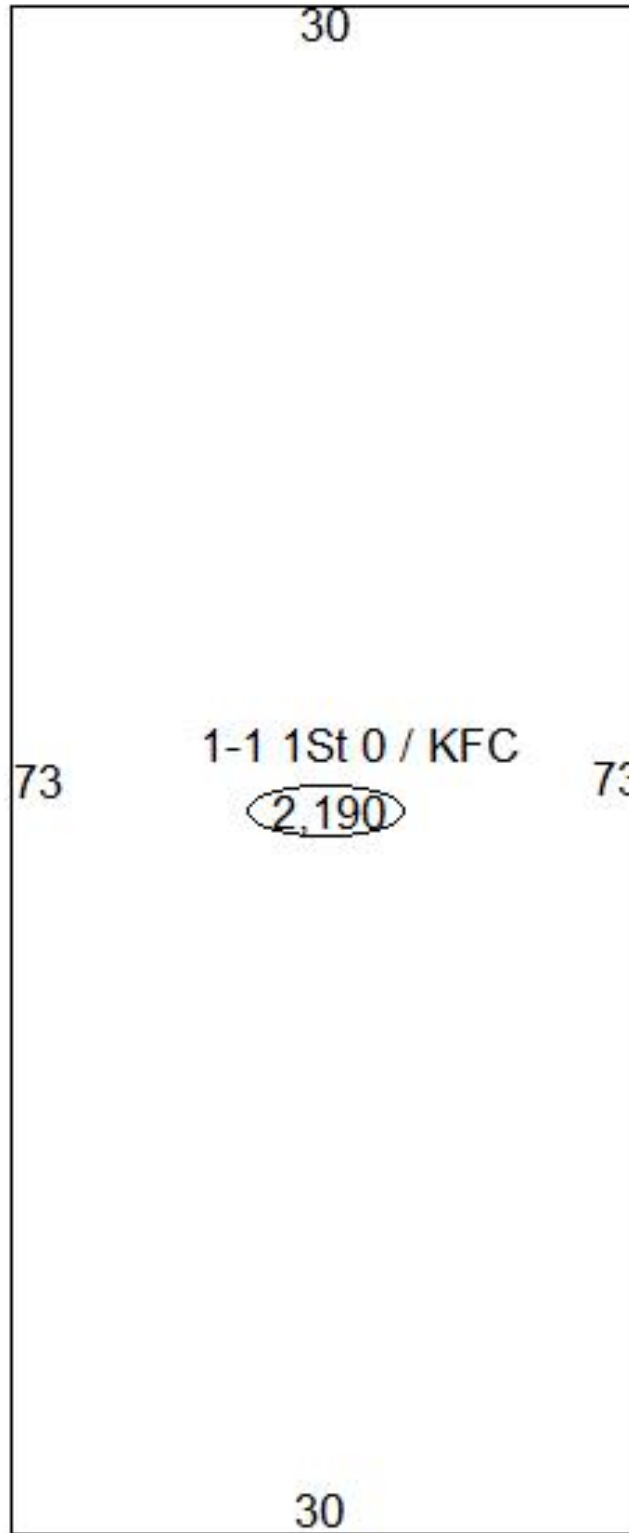
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