

301 N. CZECH HALL ROAD  
YUKON, OK 73099



TRACT 2  
1.83 ACRES

TRACT 1  
1.20 ACRES

Residential Land For Sale

Tract 1 – 1.20 Acres -  
\$785,000 (\$15.02/SF)

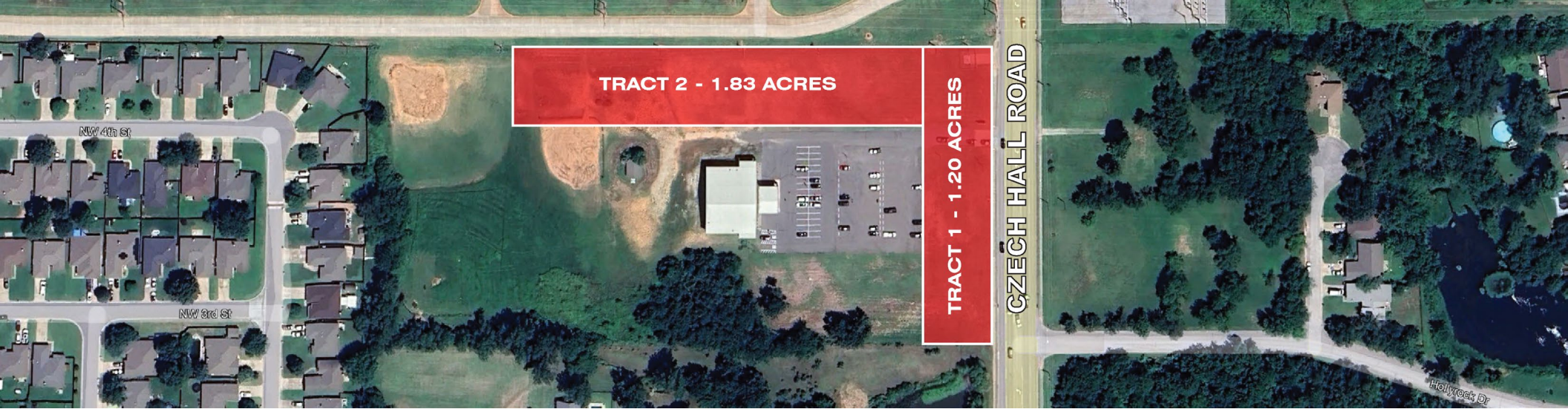
Tract 2 – 1.83 Acres -  
\$1,035,000 (\$12.98/SF)

**NAIRED** COMMERCIAL  
REAL ESTATE

405.840.0600 | [NAIRED.COM](http://NAIRED.COM)

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760.889.2305  
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## PROPERTY OVERVIEW

LOT SIZE 3.03 ACRES +/-

ZONING R-1

- Utilities to Site
- Compact Dirt Ready to Develop
- Will Divide
- Full 10 Acres Including Buildings & Parking Lot Negotiable
- Heavy Traffic Area
- Immediate vicinity of Major Retailers: Crest Food, Academy Sports & Outdoor, Ross Dress for Less, Marshalls, Five Below, Petco
- Ample Restaurants Nearby: Neighborhood Jam, Qdoba, Taco Casa

## DEMOGRAPHICS



**POPULATION**  
 1 MILE: 11,237  
 3 MILES: 61,176  
 5 MILES: 99,830



**AVERAGE HOUSEHOLD INCOME**  
 1 MILE: \$94,732  
 3 MILES: \$97,301  
 5 MILES: \$102,050

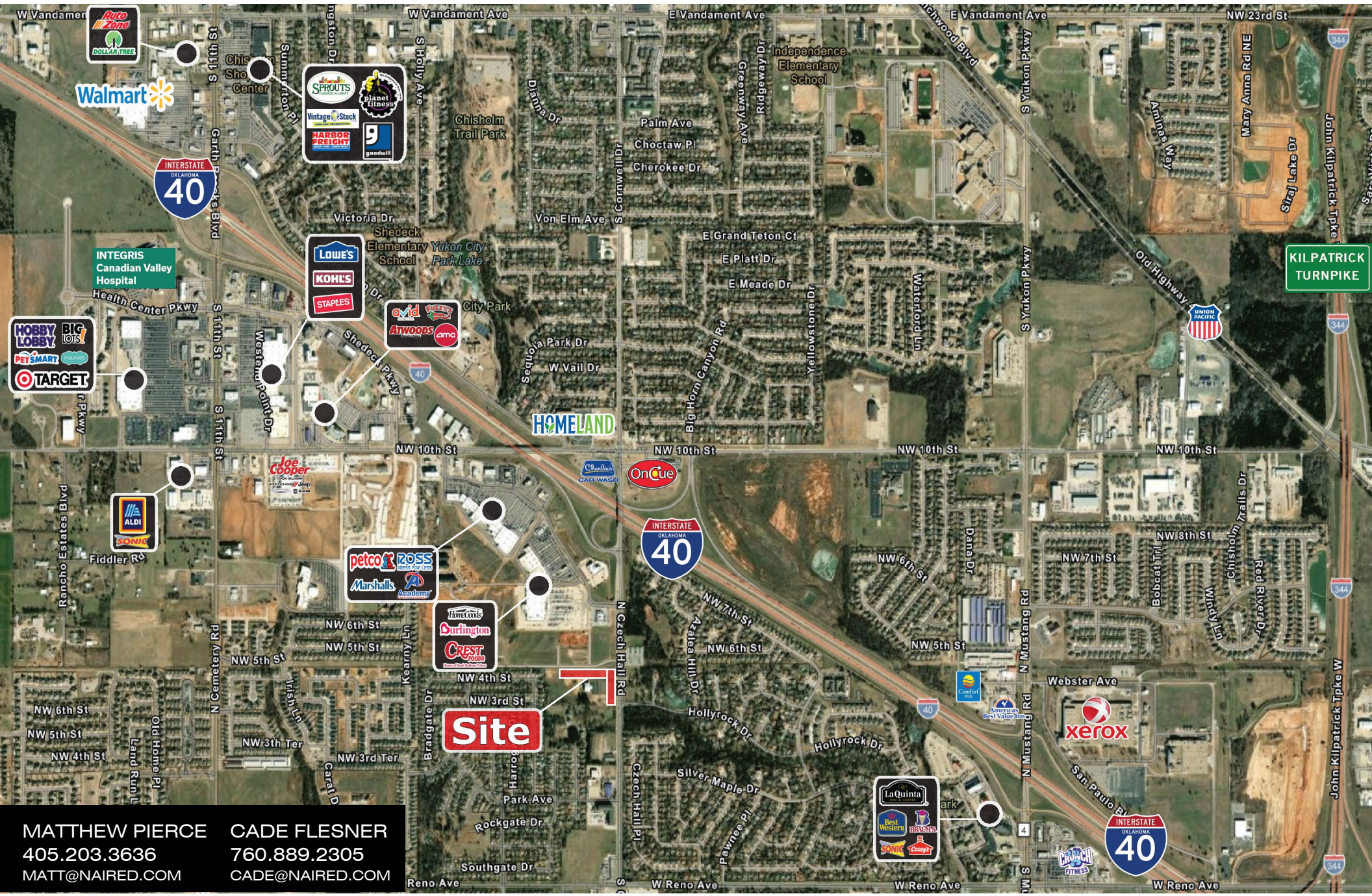


**TOTAL HOUSEHOLDS**  
 1 MILE: 4,273  
 3 MILES: 23,421  
 5 MILES: 36,814



- 1.6 MILES FROM I-40
- 4.5 MILES FROM KILPATRICK TURPIKE

# 301 N. CZECH HALL ROAD AERIAL



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