

B.D. EDDIE ENTERPRISES

REAL ESTATE DEVELOPMENT AND MANAGEMENT

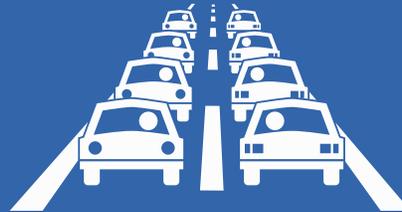
AVAILABLE FOR DEVELOPMENT

- PAD SITE FOR GROUND LEASE OR BUILD TO SUIT
- TRANSITIONING AREA
- EMERGING RETAIL CORRIDOR
- WESTERN AVE IS HIGHLY TRAVELED CORRIDOR FROM EDMOND TO N OKC
- NEAR NICHOLS HILLS AND CLASSEN CURVE, BELLE ISLE, AND PENN SQUARE MALL
- EXCELLENT VISIBILITY & ACCESS
- 20,300 SF OF POTENTIAL RETAIL
- C-3 ZONING
- UTILITIES AVAILABLE

1009 S AIR DEPOT BLVD
MIDWEST CITY, OK 73110



excellent location- near major shopping destinations



heavily traveled corridor



excellent income & population demographics

The depictions, plans, and pricing information contained herein are subject to change without notice, and no representation or warranty, express or implied, is made with respect to the matters depicted or stated herein.

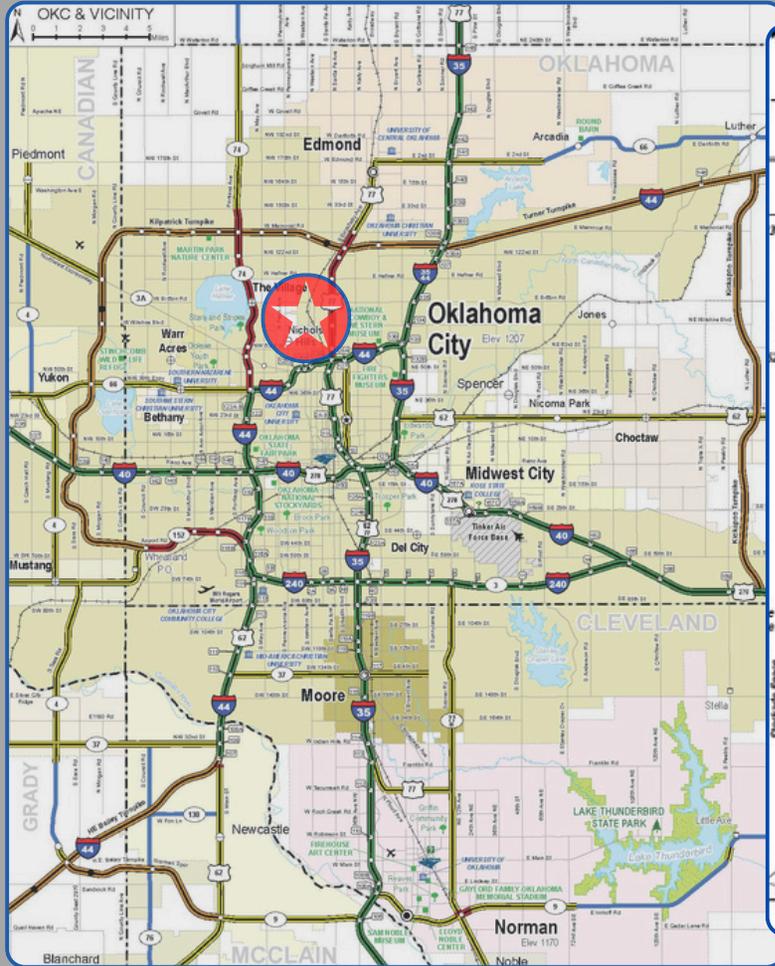
+405-843-5060

info@bde-kbi.com

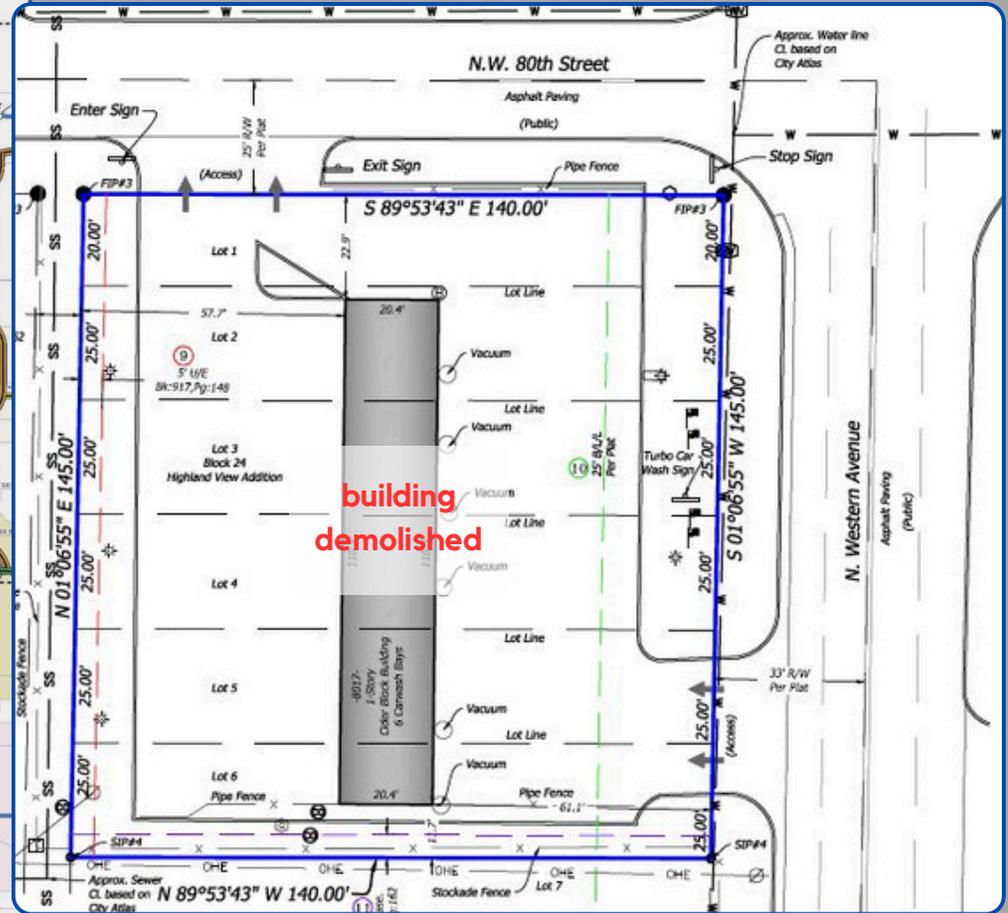


DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	8,403	67,160	175,609
DAYTIME POPULATION	10,648	102,867	252,547
AVERAGE HH INCOME	\$150,069	\$108,535	\$99,177

OKC METRO MAP



SURVEY



The depictions, plans, and pricing information contained herein are subject to change without notice, and no representation or warranty, express or implied, is made with respect to the matters depicted or stated herein.