

# FOR SALE

18681 SE 59TH ST, OKLAHOMA CITY, OKLAHOMA, 74857

SE 44th Street

S Luther Road

Kickapoo Turnpike

**23.48 ACRES  
AVAILABLE**

Sun Perch Drive

SE 59th Street

**HORIZON**  
COMMERCIAL REAL ESTATE

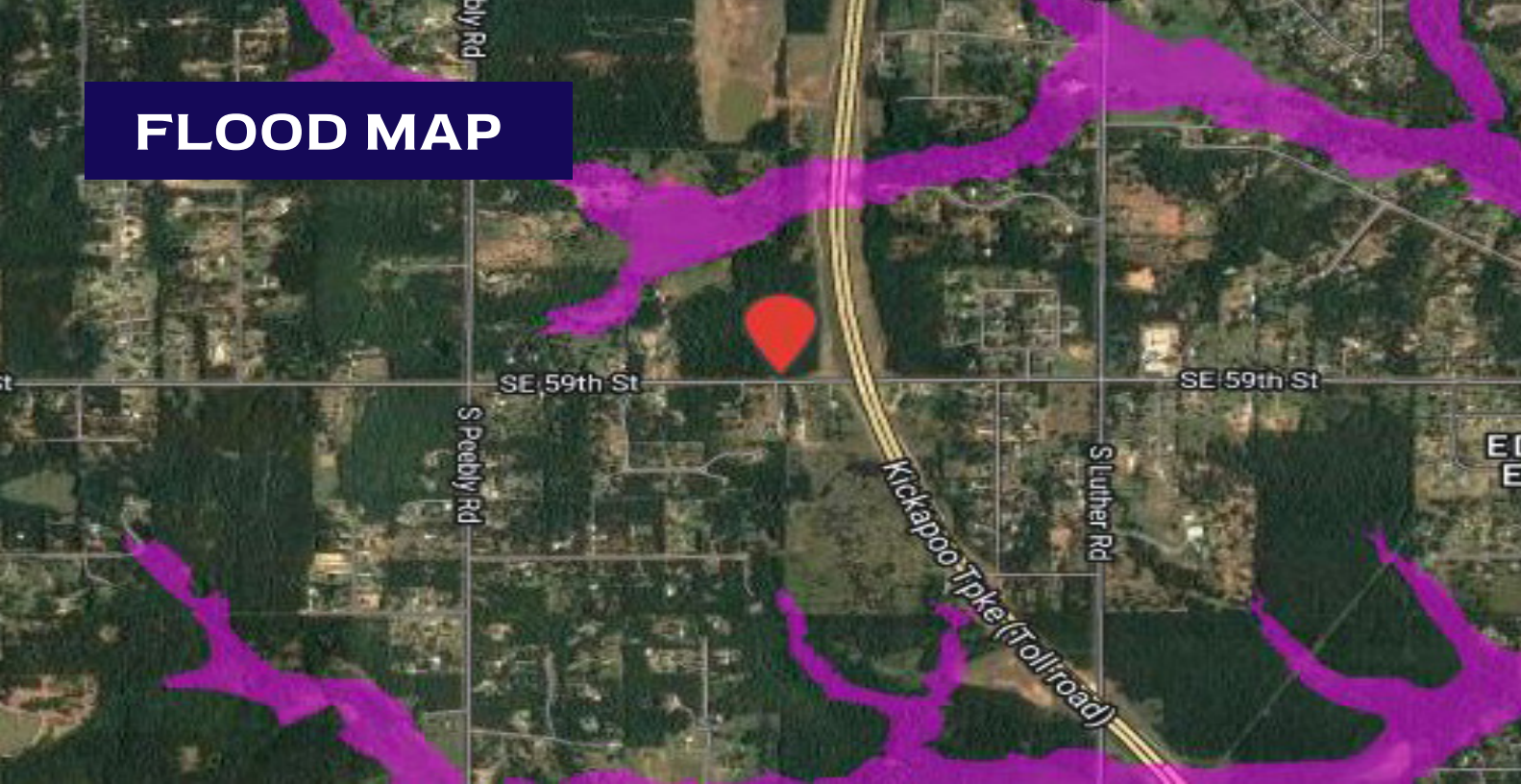
**Nicole Mayes**  
Senior Vice President  
405.209.3992

**Spencer Bost**  
Associate  
405.628.7481

[www.horizoncreok.com](http://www.horizoncreok.com)



## FLOOD MAP



## PROPERTY INFORMATION

### \$ TBD

LOT SIZE	23.48 Acres
PRICE/ACRE	\$ TBD
PRICE/SF	\$ TBD
TOTAL S/F	1,022,789
ZONING	Agricultural



Located just off the new Kickapoo Turnpike extension in Newalla, Oklahoma



This development site caters to homeowners seeking city convenience in a serene rural setting



Utilities connections would currently utilize septic for sewer, well for water, with electricity already on-site



This land is perfect for single-family home developers interested in 1-5 acre lots



There are ongoing rezoning efforts to increase the building density from 5 acre lots to 1 acre lots



Only 15 miles from Tinker Air Force Base, which is the largest single site employer in Oklahoma

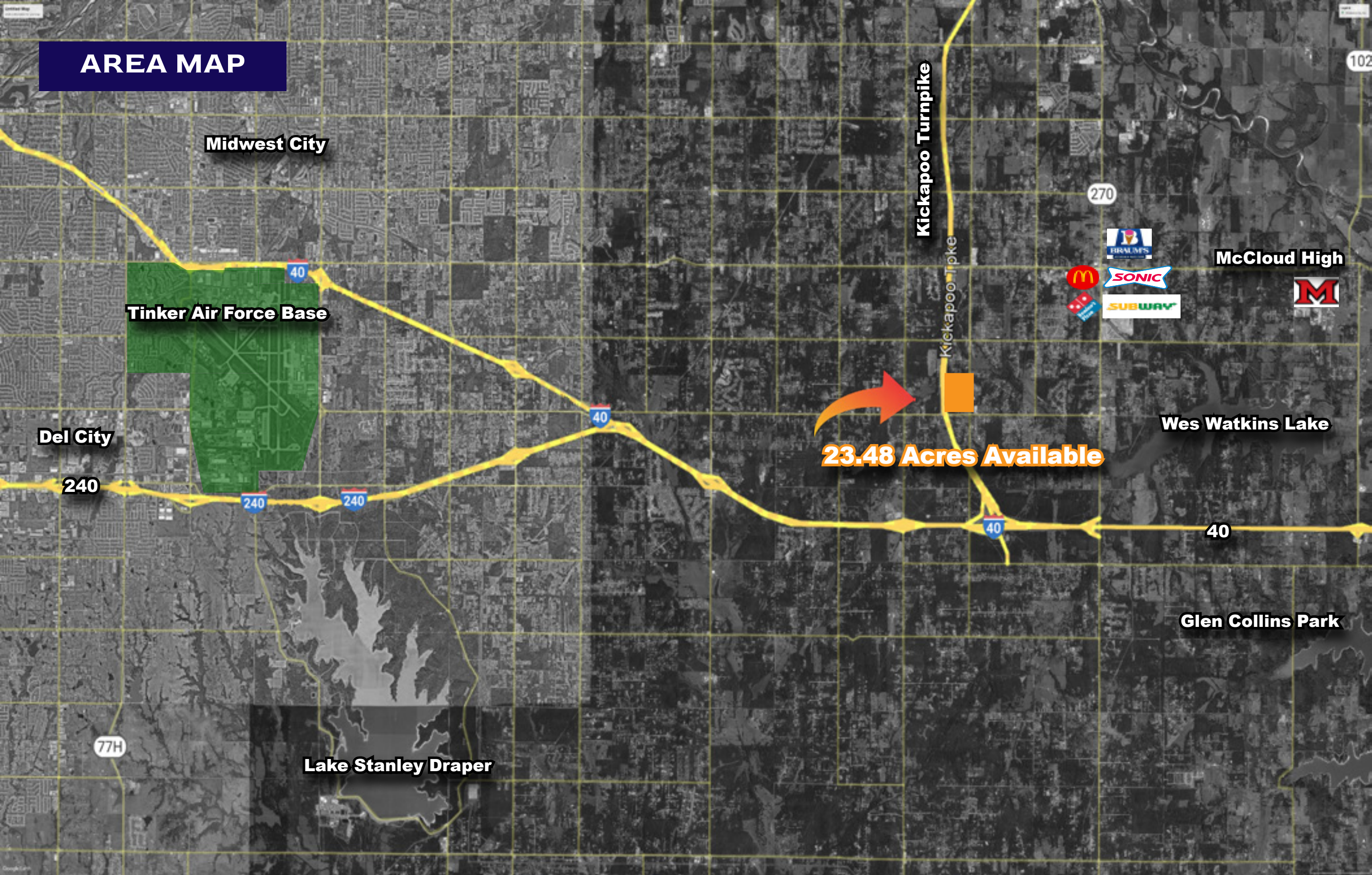


Near *Braums, Harps Food Store, Sonic, Dollar Tree, and The Wes Watkins Campgrounds*

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# AREA MAP





Nicole Mayes  
Senior Vice President  
405.209.3992  
nicole.mayes@horizoncreek.com

Spencer Bost  
Agent  
405.628.7481  
spencer.bost@horizoncreek.com

301 Lilac Drive  
Suite 200  
Edmond, OK 73034

[www.horizoncreek.com](http://www.horizoncreek.com)

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**HORIZON**  
COMMERCIAL REAL ESTATE

The logo features the word "HORIZON" in a bold, blue, sans-serif font. The letter "O" is replaced by a stylized orange and yellow sun. Below "HORIZON" is a thin blue horizontal line, and below that, the words "COMMERCIAL REAL ESTATE" are written in a smaller, blue, sans-serif font. The entire logo is enclosed in a thin blue rectangular border.