

GLENPOOL, OK | AVAILABLE FOR SALE, LEASE OR BTS

SWC HWY 75 & W 151ST ST S GLENPOOL, OK 74033

SHOP^{COS.}



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PROJECT SCOPE

Located at the SWC of Highway 75 and East 151st Street South, this site offers a prime development opportunity in Glenpool's rapidly expanding trade area. With exceptional visibility and direct access along Highway 75, the property is surrounded by growing residential neighborhoods, retail developments, and new infrastructure investments. Ideally suited for commercial, retail, or mixed-use projects, the site's high-traffic location and strong regional connectivity make it an ideal choice for users seeking a prominent presence in the Tulsa market.

DETAILS

- ± 76.31AC Property
- Available for Sale, Lease or BTS
- Utilities Available on Site
- Great Highway Visibility

TRAFFIC COUNTS

o Hwy 75:	44,306 VPD-25
o W 151st S:	16,358 VPD-25

AREA RETAILERS



DEMOGRAPHICS

	2 mile	5 mile	7 mile
Est. Population	12,613	48,360	92,205
Avg. HH Income	\$109,683	\$137,618	\$127,004
Total Housing Units	4,339	16,379	33,406
Daytime Population	8,620	31,888	73,418
Median Home Value	\$240,381	\$296,583	\$300,871

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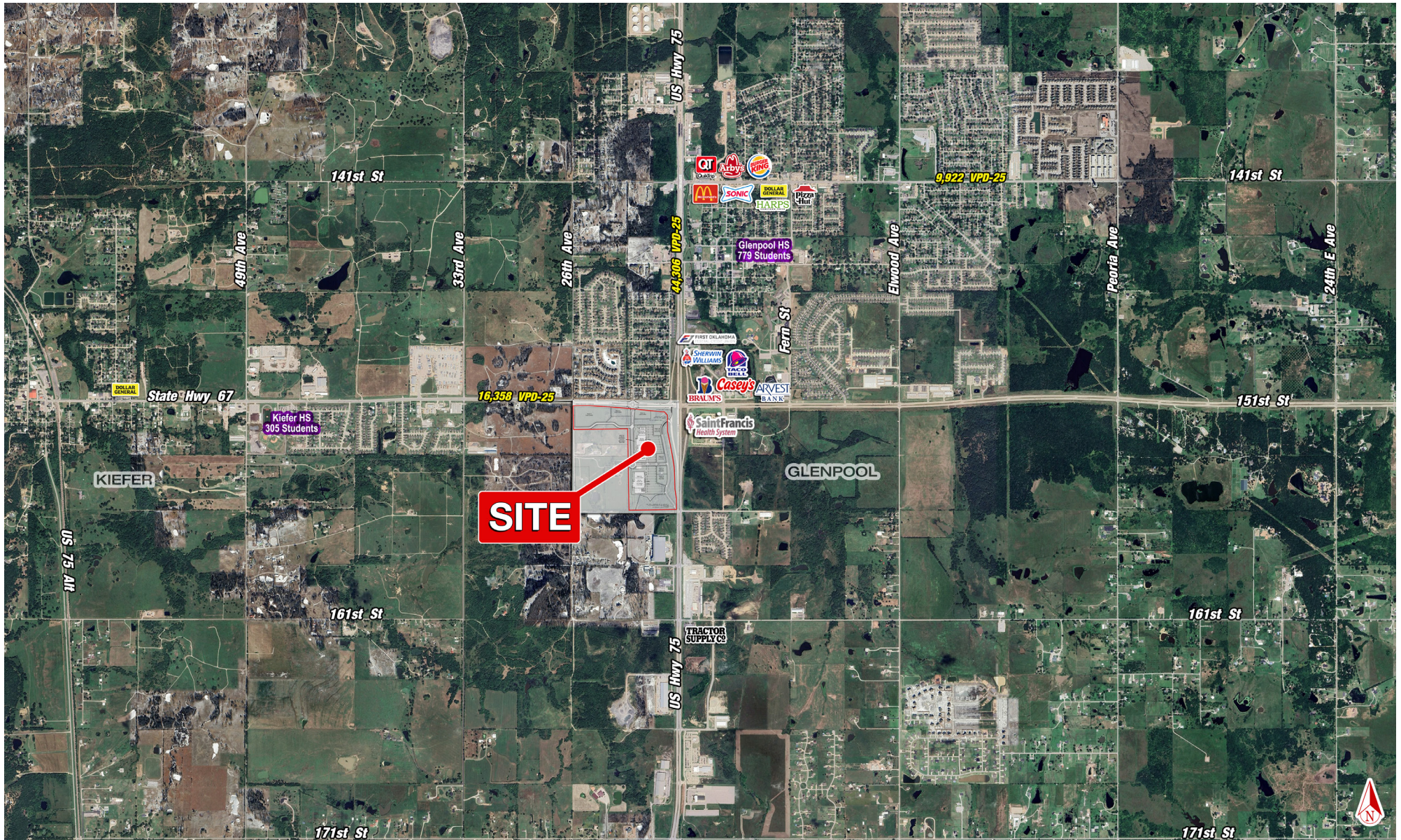
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