

**Daniels
Greer
Properties,
LLC**

INVESTMENT/INCOME PRODUCING OPPORTUNITY

5203 STATE HWY 82, LOCUST GROVE, OK 74352

ASKING \$267,995



LOCATION DESCRIPTION

This piece of land sits between Salina and Locust Grove. It is located across from Lake Hudson, making it convenient for lake users.

PROPERTY HIGHLIGHTS

- +/- 2.2 Acres
- Quick access to Pryor
- No Zoning Restrictions
- 20 Minutes from Mid-America Industrial Park that employs over 4,000 people. It also contains over 80 companies including Google
- Quick access to HWY 82 and U.S. HWY 412

PROPERTY FEATURES

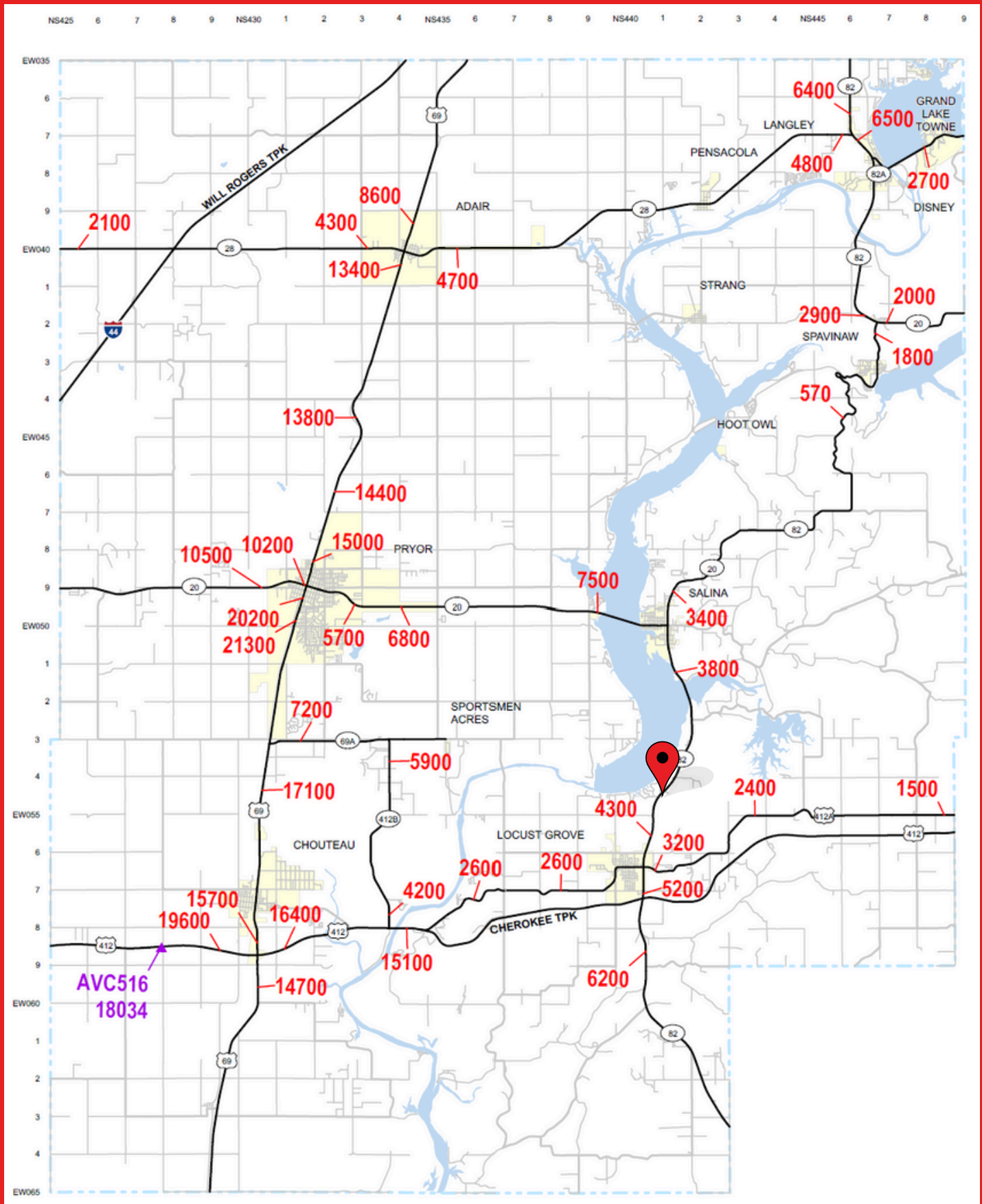
- Location to develop or build rv park, hotel, or retail storage
- Located right on Highway 82
- *10 enclosed storage units
- *12 covered storage units
- * Potential income producing

CONTACT US NOW

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Mayes County Traffic Count



Location Demographics

Location Facts & Demographics

Demographics are determined by a 10 minute drive from 5203 S Hwy 82, Locust Grove, OK 74352

CITY, STATE

Locust Grove, OK

POPULATION

6,033

AVG. HHSIZE

2.59

MEDIAN HH INCOME

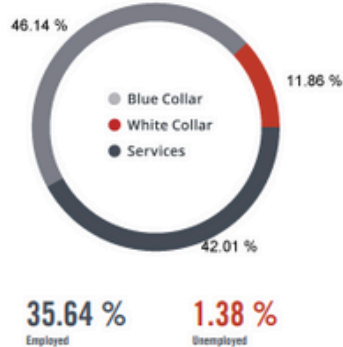
\$42,668

HOME OWNERSHIP

Renters: **515**

Owners: **1,777**

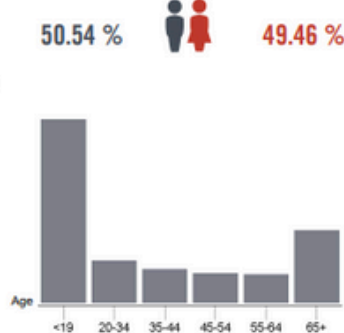
EMPLOYMENT



EDUCATION

High School Grad: **38.95 %**
Some College: **18.03 %**
Associates: **3.89 %**
Bachelors: **10.86 %**

GENDER & AGE

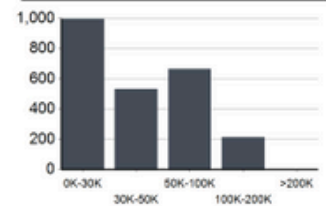


RACE & ETHNICITY

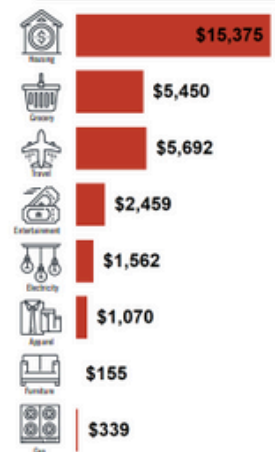
White: **58.12 %**
Asian: **0.03 %**
Native American: **32.83 %**
Pacific Islanders: **0.00 %**
African-American: **0.00 %**
Hispanic: **1.46 %**
Two or More Races: **7.56 %**

Catylist Research

INCOME BY HOUSEHOLD



HH SPENDING



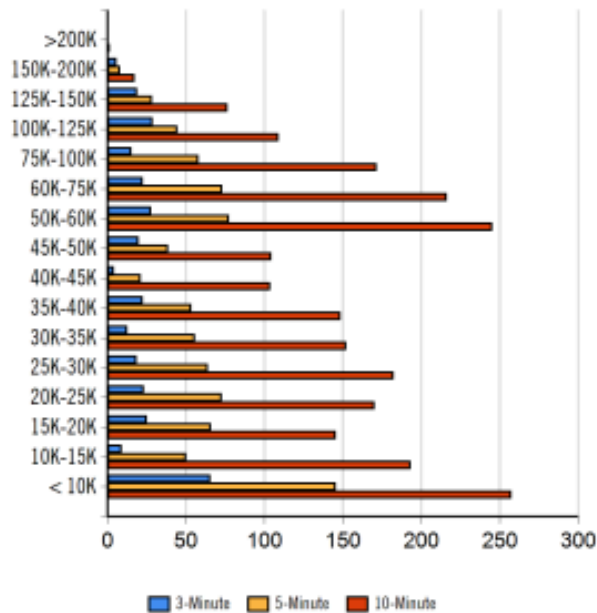
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Labor and Income Demographics

Labor & Income

	Agriculture	Mining	Construction	Manufacturing	Wholesale	Retail	Transportation	Information	Professional	Utility	Hospitality	Pub-Admin	Other
3-Minute	3	0	28	40	2	45	32	0	10	50	41	10	7
5-Minute	9	5	69	99	15	114	65	2	32	175	87	25	34
10-Minute	28	30	188	383	59	228	173	20	98	515	204	57	99

Household Income



Radius Median Household Income

Radius	Median Household Income
3-Minute	\$40,151.50
10-Minute	\$42,667.86
5-Minute	\$42,854.63

Radius Average Household Income

Radius	Average Household Income
3-Minute	\$46,632.50
5-Minute	\$47,444.25
10-Minute	\$48,146.36

Radius Aggregate Household Income

Radius	Aggregate Household Income
3-Minute	\$15,228,030.32
5-Minute	\$36,913,309.99
10-Minute	\$103,796,134.01

Education

	3-Minute	5-Minute	10-Minute
Pop > 25	456	1,250	3,488
High School Grad	178	480	1,359
Some College	73	212	629
Associates	12	46	136
Bachelors	31	86	237
Masters	9	23	70
Prof. Degree	8	10	17
Doctorate	1	2	2

Tapestry

	3-Minute	5-Minute	10-Minute
Vacant Ready For Rent	56 %	32 %	48 %
Teen's	45 %	30 %	45 %
Expensive Homes	0 %	0 %	2 %
Mobile Homes	158 %	84 %	144 %
New Homes	37 %	22 %	37 %
New Households	40 %	24 %	35 %
Military Households	6 %	5 %	3 %
Households with 4+ Cars	43 %	26 %	46 %
Public Transportation Users	0 %	0 %	2 %
Young Wealthy Households	0 %	0 %	0 %

This Tapestry information compares this selected market against the average. If a tapestry is over 100% it is above average for that statistic. If a tapestry is under 100% it is below average.



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MOODY'S
ANALYTICS

Catylist

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