



JR FULTON & ASSOCIATES, LLC

COMMERCIAL, INDUSTRIAL AND INVESTMENT REAL ESTATE

OFFERED EXCLUSIVELY BY:
**DAN COWDEN & LESTER
COWDEN**



TYPE PROPERTY: **COMMERCIAL LAND**

LOCATION: **West Highway 37 and Rockwell**
(1.6 miles west of I-44)
Newcastle, OK 73065

GENERAL INFO: **34 Acres – Owner will divide**
2,175 feet of frontage on Highway 37
Water, gas and electric to property, septic
Streets are paved
Traffic Count 16,700 v/p/d on Highway 37

FOR SALE: **\$3,400,000.00 or \$2.30 per SQFT - \$100,000.00 per Acre (mol)**

FOR ADDITIONAL

INFORMATION CONTACT: **DAN COWDEN**

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The information contained herein has either been provided by the property owner or obtained from sources deemed reliable but not guaranteed. Prospective Buyers/Tenants should carefully verify items of income and expense and all other information contained herein. *All reference to square footage provided by Owner.*