



Property Description

- Only 3 Pad Sites Remain!
- Lawton Marketplace features over 340,000 SF of National Retail Space
- Development sits on a hard corner with 2 traffic lights and 5 entrances
- Anchored by Target, Academy Sports + Outdoors, TJ Maxx and PetSmart
- Lawton is located 50 miles southwest of Norman/Oklahoma City and 70 miles north of Wichita Falls
- Lawton is the 5th Largest city in Oklahoma & is home to Fort Sill Military Base
- The Lawton Retail Trade Area serves over 260,000 people



Demographics

	1-mile	3-miles	5 miles
2014 Population	4,392	30,696	61,141
Daytime Pop.	4,451	28,176	219,054
Avg. HH Income	\$74,064	\$66,513	\$59,663

For More Information:

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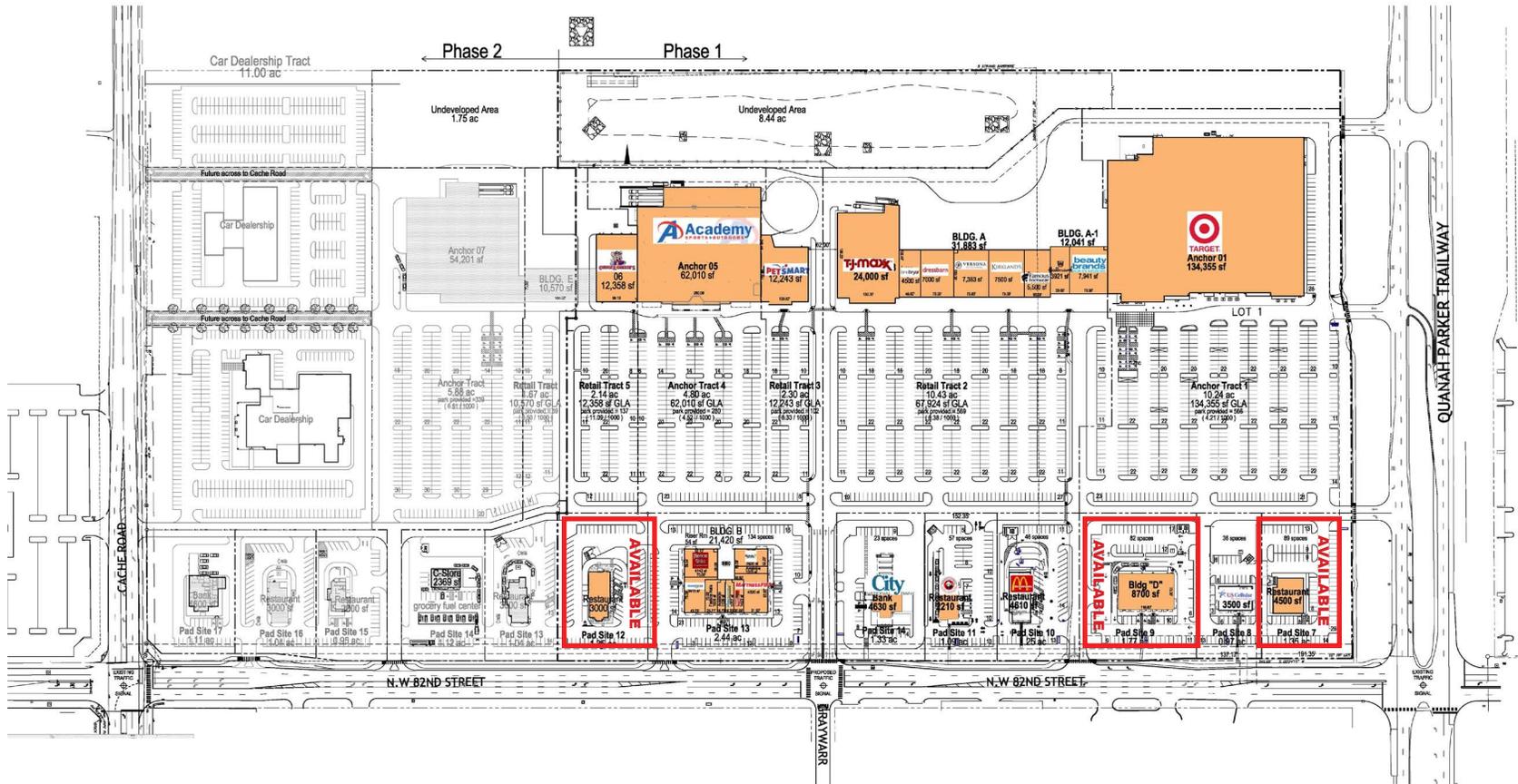


HUNT PROPERTIES, INC.

Lawton Marketplace NW 82nd St from Quannah Parker Trailway to Cache Rd



The information contained herein was obtained from sources believed to be reliable and accurate; however, no guarantees, warranties, or representations are made as to the completeness or accuracy thereof.



PHASE 1 TABULATIONS	BLDG AREA (S.F.)	PRK'G REQ'D
Major Anchor	196365	1:350 sf 561
Jr Anchor	48601	1:350 sf 139
Retail (A, A1, B & D)	74044	1:350 sf 212
Pad Bldgs	22450	
TOTAL (includes PADS)	341,460	
PARKING REQUIRED (excludes PADS)	319,010	1:350 sf 912
PARKING PROVIDED (excludes PADS)	319,010	1870
PHASE 1 SITE AREA (includes PADS)	± ac	Parking Ratio 5.68 / 1000

Target Requirement for Restaurant
Parking Calculation:
Under 5,000 sf - 10/1000 (1 car / 100 sf)
5,000 TO 6,999 sf - 15/1000 (1 car / 66.7 sf)
Over 7,000 sf - 20/1000 (1 car / 50 sf)

SITE PLAN



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