

FOR SALE

**NEW
LISTING**



**450 E Main St,
Yukon, OK 73099**

Building: 5,589 SF; Lot: 1.03 Acres



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Property Description

Situated along historic Route 66 in the heart of Yukon, 450 E Main St presents a distinctive opportunity to acquire a well-positioned commercial property with the space, visibility, and flexibility to support a broad range of business concepts. The property offers approximately 5,589 SF on 1.03 acres, along with roughly 82 parking spaces, seating for approximately 110, a commercial kitchen, storage area, and central heating and air.

Located just east of Ranchwood Boulevard, the property enjoys prominent frontage along one of Yukon's primary commercial corridors, providing convenient access and strong exposure to daily traffic. Originally built in 1988 and remodeled in 2019, the building combines an established location with a practical layout that can serve restaurant, medical, daycare, religious, office, or other commercial users.

The property is zoned CG and features a layout designed to accommodate both customer-facing and operational needs. Its combination of building size, on-site parking, existing kitchen infrastructure, storage areas, and Main Street access provides a functional foundation for a variety of commercial uses.

**450 E Main St, Yukon,
OK 73099**

Zoning: CG
Building: 5,589 SF
Remodel: 2019
Lot: 1.03 Acres

Sales Price: **\$869,000**



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