



Site WS2

Southwest Rail Industrial Park

Zoning: I-4 (Heavy Industrial)
Owner: LEDC
Contact: Brad Cooksey (580)284-3366
Rich Rogalski (580)591-2545



Zoning:	Industrial-Heavy
Topography:	rolling hills and flat land
Adjacent Available Acres:	320
Setting:	Industrial Park
Within City Limits:	Yes
Specialty Features:	TIF District
Sale Price Note:	\$30 k per acre - negotiable as part of incentive
Lease Terms:	Negotiable
Last Updated:	May 7, 2025


Site Certification Information

Certified Site Status: Yes
Certified Site: Garver

Property and Area Description


212 acres. Flat agriculture land 150 acres. 62 acres of rolling hills and a few ponds.

Population

	93,343 10 Mile Radius	118,681 20 Mile Radius	139,032 30 Mile Radius
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Source: ESRI®, 2024

Households

	35,887 10 Mile Radius	44,393 20 Mile Radius	52,450 30 Mile Radius
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Source: ESRI®, 2024

Transportation

Nearest Highway: 281 (1.5 mi.)
Nearest Interstate: 44 (7 mi.)
Ingress/Egress Notes: 1.5 miles to Highway 7 intersects with Interstate 44
2.6 miles to Highway 62 intersects with Interstate 44 Interstate 44 7 miles
Lawton Regional Airport 6 miles
Nearest Airport: Lawton Ft Sill Regional Airport (6 mi.)
Nearest Commercial Airport: Lawton Ft Sill Regional Airport (6 mi.)
Distance to Mass Transit: 3
Rail Served: Yes
Rail Served By: Unknown, Other
Rail Type: Active
Rail Accessible: Yes
Rail Infrastructure in Place: Yes
Rail Contact: Luke Bellamy
Rail Contact Phone: 208-431-2556
Rail Contact Email: lucas.bellamy@watco.com
Short Line Contact: Luke Bellamy
Short Line Contact Phone: 208-431-2556
Short Line Contact Email: lucas.bellamy@watco.com

Utilities

Natural Gas: Summit Utilities
Water: City Of Lawton
Sewer: City Of Lawton
Telecommunications: AT&T

Economic Development Contact

Brad Cooksey

Lawton-Fort Sill Economic Development
302 W Gore Blvd
Lawton, OK 73501
(580) 354-1625 | Brad@lawtonedc.com

Realtor/Owner Contact

Richard Rogalski

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