



RETAIL ATTRACTIONS, LLC

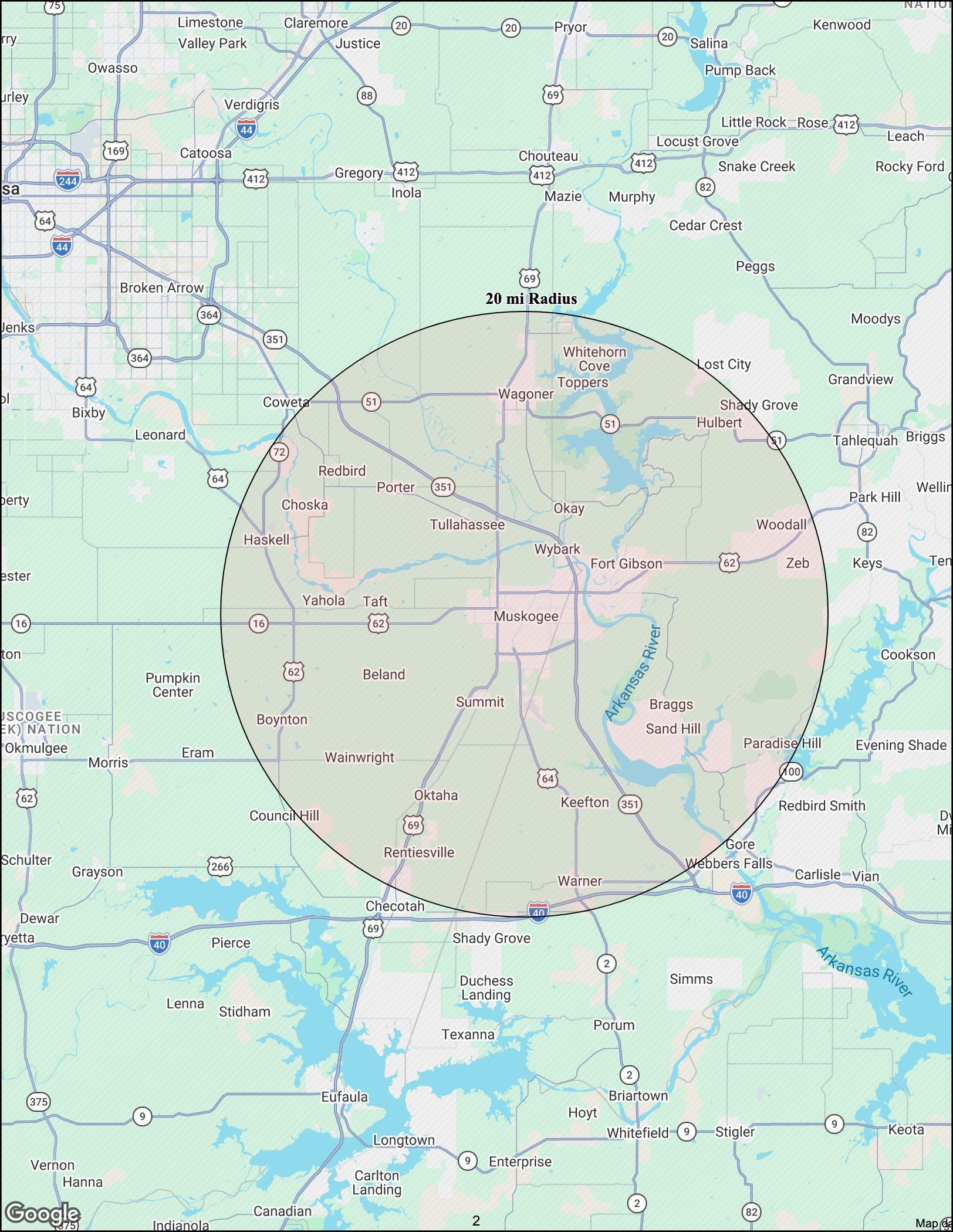
Economic Development Consulting

**Muskogee, Oklahoma
20mi Radius
1st Quarter 2026**

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Demographics



20 mi Radius

Arkansas River

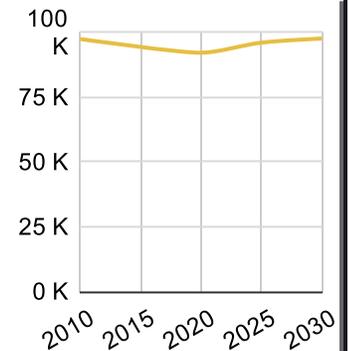
Arkansas River

Muskogee, Oklahoma

20mi Radius

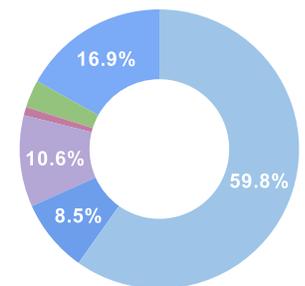
Population

Estimated Population (2025)	96,133
Projected Population (2030)	97,703
Census Population (2020)	92,234
Census Population (2010)	97,543
Projected Annual Growth (2025-2030)	1,570 0.3%
Historical Annual Growth (2020-2025)	3,899 0.8%
Historical Annual Growth (2010-2020)	-5,309 -0.5%
Estimated Population Density (2025)	77 <i>psm</i>
Trade Area Size	1,256.5 <i>sq mi</i>



Race and Ethnicity (2025)

Not Hispanic or Latino Population		Count	Percentage
White		55,011	61.4%
Black or African American		8,042	9.0%
American Indian or Alaska Native		10,039	11.2%
Asian		920	1.0%
Hawaiian or Pacific Islander		36	-
Other Race		747	0.8%
Two or More Races		14,738	16.5%
Hispanic or Latino Population		Count	Percentage
White		2,485	37.6%
Black or African American		105	1.6%
American Indian or Alaska Native		155	2.3%
Asian		2	-
Hispanic Hawaiian or Pacific Islander		-	-
Other Race		2,309	35.0%
Two or More Races		1,545	23.4%



White
Black or African American
American Indian or Alaskan Native
Asian
Hawaiian or Pacific Islander
Other Race
2+ Races

Muskogee, Oklahoma

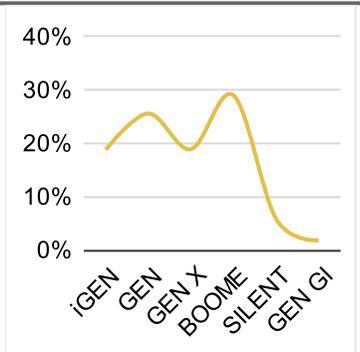
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Age Distribution (2025)

Age Under 5 Years	5,633	5.9%
Age 5 to 9 Years	6,025	6.3%
Age 10 to 14 Years	6,414	6.7%
Age 15 to 19 Years	6,516	6.8%
Age 20 to 24 Years	6,022	6.3%
Age 25 to 29 Years	6,010	6.3%
Age 30 to 34 Years	6,059	6.3%
Age 35 to 39 Years	6,054	6.3%
Age 40 to 44 Years	6,461	6.7%
Age 45 to 49 Years	5,667	5.9%
Age 50 to 54 Years	5,756	6.0%
Age 55 to 59 Years	5,506	5.7%
Age 60 to 64 Years	6,208	6.5%
Age 65 to 69 Years	5,719	5.9%
Age 70 to 74 Years	4,708	4.9%
Age 75 to 79 Years	3,509	3.7%
Age 80 to 84 Years	2,117	2.2%
Age 85 Years or Over	1,749	1.8%
Median Age	38.6	

Generation (2025)

iGeneration (Age Under 15 Years)	18,072	18.8%
Generation 9/11 Millennials (Age 15 to 34 Years)	24,607	25.6%
Gen Xers (Age 35 to 49 Years)	18,183	18.9%
Baby Boomers (Age 50 to 74 Years)	27,896	29.0%
Silent Generation (Age 75 to 84 Years)	5,626	5.9%
G.I. Generation (Age 85 Years or Over)	1,749	1.8%

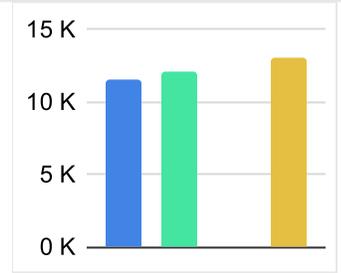
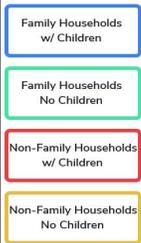


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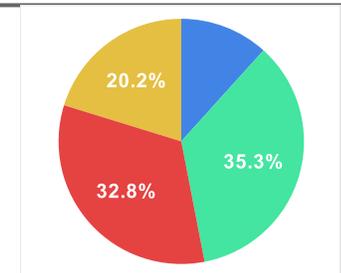
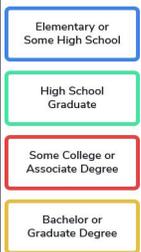
Household Type (2025)

Total Households	36,791
Family Households	23,649 64.3%
Family Households with Children	11,493 48.6%
Family Households No Children	12,156 51.4%
Non-Family Households	13,142 35.7%
Non-Family Households with Children	16 0.1%
Non-Family Households No Children	13,126 99.9%



Education Attainment (2025)

Elementary or Some High School	7,658 11.7%
High School Graduate	23,105 35.3%
Some College or Associate Degree	21,500 32.8%
Bachelor or Graduate Degree	13,260 20.2%



Household Income (2025)

Estimated Average Household Income	\$78,936
Estimated Median Household Income	\$58,028
HH Income Under \$10,000	2,715 7.4%
HH Income \$10,000 to \$34,999	9,009 24.5%
HH Income \$35,000 to \$49,999	5,076 13.8%
HH Income \$50,000 to \$74,999	6,540 17.8%
HH Income \$75,000 to \$99,999	4,601 12.5%
HH Income \$100,000 to \$149,999	5,118 13.9%
HH Income \$150,000 or More	3,732 10.1%



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Population		
Estimated Population (2025)	96,133	
Projected Population (2030)	97,703	
Census Population (2020)	92,234	
Census Population (2010)	97,543	
Projected Annual Growth (2025-2030)	1,570	0.3%
Historical Annual Growth (2020-2025)	3,899	0.8%
Historical Annual Growth (2010-2020)	-5,309	-0.5%
Estimated Population Density (2025)	77	psm
Trade Area Size	1,256.5	sq mi
Households		
Estimated Households (2025)	36,791	
Projected Households (2030)	37,574	
Census Households (2020)	35,539	
Census Households (2010)	37,248	
Projected Annual Growth (2025-2030)	783	0.4%
Historical Annual Change (2010-2025)	-456	-
Average Household Income		
Estimated Average Household Income (2025)	\$78,936	
Projected Average Household Income (2030)	\$78,801	
Census Average Household Income (2010)	\$48,094	
Census Average Household Income (2000)	\$39,534	
Projected Annual Change (2025-2030)	-\$134	-
Historical Annual Change (2000-2025)	\$39,402	4.0%
Median Household Income		
Estimated Median Household Income (2025)	\$58,028	
Projected Median Household Income (2030)	\$57,642	
Census Median Household Income (2010)	\$39,420	
Census Median Household Income (2000)	\$31,206	
Projected Annual Change (2025-2030)	-\$386	-0.1%
Historical Annual Change (2000-2025)	\$26,822	3.4%
Per Capita Income		
Estimated Per Capita Income (2025)	\$30,343	
Projected Per Capita Income (2030)	\$30,437	
Census Per Capita Income (2010)	\$18,365	
Census Per Capita Income (2000)	\$15,058	
Projected Annual Change (2025-2030)	\$93	-
Historical Annual Change (2000-2025)	\$15,286	4.1%
Estimated Average Household Net Worth (2025)	\$777,946	

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Race and Ethnicity

Total Population (2025)	96,133	
White (2025)	57,496	59.8%
Black or African American (2025)	8,147	8.5%
American Indian or Alaska Native (2025)	10,194	10.6%
Asian (2025)	922	1.0%
Hawaiian or Pacific Islander (2025)	36	-
Other Race (2025)	3,056	3.2%
Two or More Races (2025)	16,283	16.9%
Population < 18 (2025)	22,048	22.9%
White Not Hispanic	9,419	42.7%
Black or African American	1,840	8.3%
Asian	252	1.1%
Other Race Not Hispanic	8,013	36.3%
Hispanic	2,524	11.4%
Not Hispanic or Latino Population (2025)	89,532	93.1%
Not Hispanic White	55,011	61.4%
Not Hispanic Black or African American	8,042	9.0%
Not Hispanic American Indian or Alaska Native	10,039	11.2%
Not Hispanic Asian	920	1.0%
Not Hispanic Hawaiian or Pacific Islander	36	-
Not Hispanic Other Race	747	0.8%
Not Hispanic Two or More Races	14,738	16.5%
Hispanic or Latino Population (2025)	6,600	6.9%
Hispanic White	2,485	37.6%
Hispanic Black or African American	105	1.6%
Hispanic American Indian or Alaska Native	155	2.3%
Hispanic Asian	2	-
Hispanic Hawaiian or Pacific Islander	-	-
Hispanic Other Race	2,309	35.0%
Hispanic Two or More Races	1,545	23.4%
Not Hispanic or Latino Population (2020)	86,651	93.9%
Hispanic or Latino Population (2020)	5,582	6.1%
Not Hispanic or Latino Population (2010)	93,015	95.4%
Hispanic or Latino Population (2010)	4,528	4.6%
Not Hispanic or Latino Population (2030)	89,810	91.9%
Hispanic or Latino Population (2030)	7,893	8.1%
Projected Annual Growth (2025-2030)	1,292	3.9%
Historical Annual Growth (2010-2020)	1,054	2.3%

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Total Age Distribution (2025)

Total Population	96,133	
Age Under 5 Years	5,633	5.9%
Age 5 to 9 Years	6,025	6.3%
Age 10 to 14 Years	6,414	6.7%
Age 15 to 19 Years	6,516	6.8%
Age 20 to 24 Years	6,022	6.3%
Age 25 to 29 Years	6,010	6.3%
Age 30 to 34 Years	6,059	6.3%
Age 35 to 39 Years	6,054	6.3%
Age 40 to 44 Years	6,461	6.7%
Age 45 to 49 Years	5,667	5.9%
Age 50 to 54 Years	5,756	6.0%
Age 55 to 59 Years	5,506	5.7%
Age 60 to 64 Years	6,208	6.5%
Age 65 to 69 Years	5,719	5.9%
Age 70 to 74 Years	4,708	4.9%
Age 75 to 79 Years	3,509	3.7%
Age 80 to 84 Years	2,117	2.2%
Age 85 Years or Over	1,749	1.8%
Median Age	38.6	
Age 19 Years or Less	24,588	25.6%
Age 20 to 64 Years	53,744	55.9%
Age 65 Years or Over	17,801	18.5%

Female Age Distribution (2025)

Female Population	46,827	48.7%
Age Under 5 Years	2,673	5.7%
Age 5 to 9 Years	3,017	6.4%
Age 10 to 14 Years	3,141	6.7%
Age 15 to 19 Years	2,993	6.4%
Age 20 to 24 Years	2,732	5.8%
Age 25 to 29 Years	2,763	5.9%
Age 30 to 34 Years	2,774	5.9%
Age 35 to 39 Years	2,881	6.2%
Age 40 to 44 Years	3,145	6.7%
Age 45 to 49 Years	2,805	6.0%
Age 50 to 54 Years	2,832	6.0%
Age 55 to 59 Years	2,681	5.7%
Age 60 to 64 Years	3,157	6.7%
Age 65 to 69 Years	2,951	6.3%
Age 70 to 74 Years	2,426	5.2%
Age 75 to 79 Years	1,825	3.9%
Age 80 to 84 Years	1,101	2.4%
Age 85 Years or Over	930	2.0%
Female Median Age	39.9	
Age 19 Years or Less	11,824	25.3%
Age 20 to 64 Years	25,770	55.0%
Age 65 Years or Over	9,233	19.7%

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Male Age Distribution (2025)

Male Population	49,305	51.3%
Age Under 5 Years	2,959	6.0%
Age 5 to 9 Years	3,008	6.1%
Age 10 to 14 Years	3,273	6.6%
Age 15 to 19 Years	3,523	7.1%
Age 20 to 24 Years	3,290	6.7%
Age 25 to 29 Years	3,247	6.6%
Age 30 to 34 Years	3,285	6.7%
Age 35 to 39 Years	3,173	6.4%
Age 40 to 44 Years	3,317	6.7%
Age 45 to 49 Years	2,862	5.8%
Age 50 to 54 Years	2,924	5.9%
Age 55 to 59 Years	2,825	5.7%
Age 60 to 64 Years	3,051	6.2%
Age 65 to 69 Years	2,768	5.6%
Age 70 to 74 Years	2,281	4.6%
Age 75 to 79 Years	1,684	3.4%
Age 80 to 84 Years	1,016	2.1%
Age 85 Years or Over	819	1.7%
Male Median Age	37.3	
Age 19 Years or Less	12,764	25.9%
Age 20 to 64 Years	27,974	56.7%
Age 65 Years or Over	8,568	17.4%

Males per 100 Females (2025)

Overall Comparison	105	
Age Under 5 Years	111	52.5%
Age 5 to 9 Years	100	49.9%
Age 10 to 14 Years	104	51.0%
Age 15 to 19 Years	118	54.1%
Age 20 to 24 Years	120	54.6%
Age 25 to 29 Years	118	54.0%
Age 30 to 34 Years	118	54.2%
Age 35 to 39 Years	110	52.4%
Age 40 to 44 Years	105	51.3%
Age 45 to 49 Years	102	50.5%
Age 50 to 54 Years	103	50.8%
Age 55 to 59 Years	105	51.3%
Age 60 to 64 Years	97	49.1%
Age 65 to 69 Years	94	48.4%
Age 70 to 74 Years	94	48.5%
Age 75 to 79 Years	92	48.0%
Age 80 to 84 Years	92	48.0%
Age 85 Years or Over	88	46.8%
Age 19 Years or Less	108	51.9%
Age 20 to 39 Years	117	53.8%
Age 40 to 64 Years	102	50.6%
Age 65 Years or Over	93	48.1%

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Household Type (2025)

Total Households	36,791	
Households with Children	11,510	31.3%
Average Household Size	2.5	
Household Density per Square Mile	29	
Population Family	75,025	78.0%
Population Non-Family	17,207	17.9%
Population Group Quarters	3,900	4.1%
Family Households	23,649	64.3%
Married Couple Households	16,698	70.6%
Other Family Households with Children	6,951	29.4%
Family Households with Children	11,493	48.6%
Married Couple with Children	7,357	64.0%
Other Family Households with Children	4,136	36.0%
Family Households No Children	12,156	51.4%
Married Couple No Children	9,341	76.8%
Other Family Households No Children	2,815	23.2%
Non-Family Households	13,142	35.7%
Non-Family Households with Children	16	0.1%
Non-Family Households No Children	13,126	99.9%
Average Family Household Size	3.2	
Average Family Income	\$97,659	
Median Family Income	\$74,218	
Average Non-Family Household Size	1.3	

Marital Status (2025)

Population Age 15 Years or Over	78,061	
Never Married	22,717	29.1%
Currently Married	35,110	45.0%
Previously Married	20,234	25.9%
Separated	3,996	19.8%
Widowed	5,242	25.9%
Divorced	10,996	54.3%

Educational Attainment (2025)

Adult Population Age 25 Years or Over	65,523	
Elementary (Grade Level 0 to 8)	2,273	3.5%
Some High School (Grade Level 9 to 11)	5,385	8.2%
High School Graduate	23,105	35.3%
Some College	15,156	23.1%
Associate Degree Only	6,344	9.7%
Bachelor Degree Only	9,101	13.9%
Graduate Degree	4,160	6.3%
Any College (Some College or Higher)	34,760	53.1%
College Degree + (Bachelor Degree or Higher)	13,260	20.2%

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Housing

Total Housing Units (2025)	42,380	
Total Housing Units (2020)	41,356	
Historical Annual Growth (2020-2025)	1,024	-
Housing Units Occupied (2025)	36,791	86.8%
Housing Units Owner-Occupied	24,624	66.9%
Housing Units Renter-Occupied	12,167	33.1%
Housing Units Vacant (2025)	5,589	13.2%

Household Size (2025)

Total Households	36,791	
1 Person Households	10,825	29.4%
2 Person Households	12,512	34.0%
3 Person Households	5,634	15.3%
4 Person Households	4,229	11.5%
5 Person Households	2,108	5.7%
6 Person Households	898	2.4%
7 or More Person Households	584	1.6%

Household Income Distribution (2025)

HH Income \$200,000 or More	1,580	4.3%
HH Income \$150,000 to \$199,999	2,152	5.8%
HH Income \$125,000 to \$149,999	1,722	4.7%
HH Income \$100,000 to \$124,999	3,395	9.2%
HH Income \$75,000 to \$99,999	4,601	12.5%
HH Income \$50,000 to \$74,999	6,540	17.8%
HH Income \$35,000 to \$49,999	5,076	13.8%
HH Income \$25,000 to \$34,999	3,661	10.0%
HH Income \$15,000 to \$24,999	3,654	9.9%
HH Income \$10,000 to \$14,999	1,694	4.6%
HH Income Under \$10,000	2,715	7.4%

Household Vehicles (2025)

Households 0 Vehicles Available	2,985	8.1%
Households 1 Vehicle Available	11,564	31.4%
Households 2 Vehicles Available	13,067	35.5%
Households 3 or More Vehicles Available	9,175	24.9%
Total Vehicles Available	69,677	
Average Vehicles per Household	1.9	
Owner-Occupied Household Vehicles	53,830	77.3%
Average Vehicles per Owner-Occupied Household	2.2	
Renter-Occupied Household Vehicles	15,847	22.7%
Average Vehicles per Renter-Occupied Household	1.3	

Travel Time (2025)

Worker Base Age 16 years or Over	38,562	
Travel to Work in 14 Minutes or Less	13,210	34.3%
Travel to Work in 15 to 29 Minutes	10,021	26.0%
Travel to Work in 30 to 59 Minutes	9,550	24.8%
Travel to Work in 60 Minutes or More	2,998	7.8%
Work at Home	2,783	7.2%
Average Minutes Travel to Work	20.8	

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Transportation To Work (2025)

Worker Base Age 16 years or Over	38,562	
Drive to Work Alone	31,159	80.8%
Drive to Work in Carpool	3,360	8.7%
Travel to Work by Public Transportation	173	0.4%
Drive to Work on Motorcycle	25	-
Bicycle to Work	64	0.2%
Walk to Work	480	1.2%
Other Means	519	1.3%
Work at Home	2,783	7.2%

Daytime Demographics (2025)

Total Businesses	2,388	
Total Employees	24,764	
Company Headquarter Businesses	89	3.7%
Company Headquarter Employees	3,600	14.5%
Employee Population per Business	10.4	to 1
Residential Population per Business	40.3	to 1
Adj. Daytime Demographics Age 16 Years or Over	62,896	

Labor Force

Labor Population Age 16 Years or Over (2025)	76,736	
Labor Force Total Males (2025)	39,391	51.3%
Male Civilian Employed	20,271	51.5%
Male Civilian Unemployed	927	2.4%
Males in Armed Forces	36	-
Males Not in Labor Force	18,158	46.1%
Labor Force Total Females (2025)	37,345	48.7%
Female Civilian Employed	18,297	49.0%
Female Civilian Unemployed	785	2.1%
Females in Armed Forces	-	-
Females Not in Labor Force	18,263	48.9%
Unemployment Rate	1,712	2.2%

Occupation (2025)

Occupation Population Age 16 Years or Over	38,562	
Occupation Total Males	20,266	52.6%
Occupation Total Females	18,297	47.4%
Management, Business, Financial Operations	5,889	15.3%
Professional, Related	7,337	19.0%
Service	6,853	17.8%
Sales, Office	7,734	20.1%
Farming, Fishing, Forestry	169	0.4%
Construction, Extraction, Maintenance	4,648	12.1%
Production, Transport, Material Moving	5,932	15.4%
White Collar Workers	20,961	54.4%
Blue Collar Workers	17,602	45.6%



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Units In Structure (2025)

Total Units	36,791	
1 Detached Unit	26,337	71.6%
1 Attached Unit	673	1.8%
2 Units	829	2.3%
3 to 4 Units	903	2.5%
5 to 9 Units	997	2.7%
10 to 19 Units	904	2.5%
20 to 49 Units	807	2.2%
50 or More Units	772	2.1%
Mobile Home or Trailer	4,446	12.1%
Other Structure	123	0.3%

Homes Built By Year (2025)

Homes Built 2020 or later	1,241	2.9%
Homes Built 2010 to 2019	3,174	7.5%
Homes Built 2000 to 2009	5,195	12.3%
Homes Built 1990 to 1999	4,325	10.2%
Homes Built 1980 to 1989	5,107	12.0%
Homes Built 1970 to 1979	7,172	16.9%
Homes Built 1960 to 1969	3,626	8.6%
Homes Built 1950 to 1959	3,375	8.0%
Homes Built 1940 to 1949	1,434	3.4%
Homes Built Before 1939	2,142	5.1%
Median Age of Homes	43.3	yrs

Home Values (2025)

Owner Specified Housing Units	24,624	
Home Values \$1,000,000 or More	150	0.6%
Home Values \$750,000 to \$999,999	151	0.6%
Home Values \$500,000 to \$749,999	591	2.4%
Home Values \$400,000 to \$499,999	1,742	7.1%
Home Values \$300,000 to \$399,999	2,403	9.8%
Home Values \$250,000 to \$299,999	1,991	8.1%
Home Values \$200,000 to \$249,999	2,973	12.1%
Home Values \$175,000 to \$199,999	1,247	5.1%
Home Values \$150,000 to \$174,999	3,120	12.7%
Home Values \$125,000 to \$149,999	1,541	6.3%
Home Values \$100,000 to \$124,999	1,732	7.0%
Home Values \$90,000 to \$99,999	294	1.2%
Home Values \$80,000 to \$89,999	1,569	6.4%
Home Values \$70,000 to \$79,999	676	2.7%
Home Values \$60,000 to \$69,999	1,039	4.2%
Home Values \$50,000 to \$59,999	403	1.6%
Home Values \$35,000 to \$49,999	742	3.0%
Home Values \$25,000 to \$34,999	1,048	4.3%
Home Values \$10,000 to \$24,999	742	3.0%
Home Values Under \$10,000	471	1.9%
Owner-Occupied Median Home Value	\$175,142	
Renter-Occupied Median Rent	\$613	

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Total Annual Consumer Expenditure (2025)

Total Household Expenditure	\$3.09 B
Total Non-Retail Expenditure	\$1.44 B
Total Retail Expenditure	\$1.65 B
Alcoholic Beverages	\$18.64 M
Apparel	\$57.82 M
Contributions	\$91.62 M
Education	\$66.88 M
Entertainment	\$179.82 M
Food Away From Home	\$136.5 M
Grocery	\$228.86 M
Health Care	\$244.06 M
Household Furnishings and Equipment	\$81.77 M
Household Operations	\$59.23 M
Miscellaneous Expenses	\$52.93 M
Personal Care	\$43.69 M
Shelter	\$511.72 M
Tax and Retirement	\$597.24 M
Tobacco and Related	\$20.33 M
Transportation	\$530.52 M
Utilities	\$164.85 M

Monthly Household Consumer Expenditure (2025)

Total Household Expenditure	\$6,991	
Total Non-Retail Expenditure	\$3,260	46.6%
Total Retail Expenditures	\$3,731	53.4%
Alcoholic Beverages	\$42	0.6%
Apparel	\$131	1.9%
Contributions	\$208	3.0%
Education	\$151	2.2%
Entertainment	\$407	5.8%
Food Away From Home	\$309	4.4%
Grocery	\$518	7.4%
Health Care	\$553	7.9%
Household Furnishings and Equipment	\$185	2.6%
Household Operations	\$134	1.9%
Miscellaneous Expenses	\$120	1.7%
Personal Care	\$99	1.4%
Shelter	\$1,159	16.6%
Tax and Retirement	\$1,353	-
Tobacco and Related	\$46	0.7%
Transportation	\$1,202	17.2%
Utilities	\$373	5.3%

OPPORTUNITY GAP CATEGORY INFORMATION (RETAIL CATEGORIES)

Vehicle and Parts Dealers

New and used automobile dealers, motorcycle dealers, recreation vehicle dealers, all-terrain vehicles dealers, boat dealers, auto parts stores, auto accessories stores and tire dealers

Furniture and Home Furnishings Stores

Furniture stores, home furnishing stores, home decorating stores and floor covering stores

Electronics and Appliance Stores

Household appliance stores, electronics stores, computer and software stores and camera and photographic equipment stores

Building Materials and Garden Supply Stores

Building material and supply dealers, home improvement centers, paint and wallpaper stores, hardware stores, lumberyards, lawn and garden stores, outdoor power equipment stores and nursery and garden centers

Food and Beverage Stores

Grocery stores, supermarkets, convenience stores, specialty food stores and beer, wine, and liquor stores

Health and Personal Care Stores

Pharmacies, drug stores, cosmetic dealers, beauty supply stores, perfume stores, optical goods stores, health care stores and personal care stores

Gasoline Stations

Gasoline stations and gasoline stations with convenience stores

Clothing and Clothing Accessories Stores

Men's clothing stores, women's clothing stores, children's and infants clothing stores, family clothing stores, clothing accessories stores, shoe stores, jewelry stores, luggage stores, leather goods stores

Sporting Goods and Hobby Stores

Sporting goods stores, hobby stores, toy stores, sewing and needlepoint stores, musical instrument and supply stores, book stores, newsstands, music stores

General Merchandise Stores

Department stores and other general merchandise stores

Miscellaneous Store Retailers

Florists, office supply stores, stationery stores, gift and souvenir stores, used merchandise stores and other miscellaneous retailers

Foodservice and Drinking Places

Full-service restaurants, limited service eating places, special foodservices, taverns and bars

Muskogee, Oklahoma

20mi Radius

	Potential / Sales	Index
Clothing, Clothing Accessories Stores	\$102.41 M / \$34.22 M	67
Men's Clothing Stores	\$4.28 M / -	100
Women's Clothing Stores	\$8.51 M / \$3.04 M	64
Children's, Infants' Clothing Stores	\$7.81 M / \$-1	100
Family Clothing Stores	\$49.46 M / \$17.85 M	64
Clothing Accessory Stores	\$2.38 M / \$614.45 K	74
Other Apparel Stores	\$2.98 M / \$825.18 K	72
Shoe Stores	\$21.67 M / \$9.42 M	57
Jewelry Stores	\$4.73 M / \$2.46 M	48
Luggage Stores	\$597.32 K / -	100
Furniture, Home Furnishings Stores	\$89.58 M / \$24.81 M	72
Furniture Stores	\$42.56 M / \$23.07 M	46
Floor Covering Stores	\$6.02 M / \$1.74 M	71
Other Home Furnishing Stores	\$41 M / -	100
Electronics, Appliance Stores	\$87.87 M / \$16.47 M	81
Building Material, Garden Equipment, Supplies Dealers	\$85.75 M / \$40.99 M	52
Home Centers	\$48.14 M / \$22.99 M	52
Paint, Wallpaper Stores	\$9.81 M / \$4.03 M	59
Hardware Stores	\$5.37 M / \$2.38 M	56
Other Building Materials Stores	\$15.36 M / \$9.05 M	41
Outdoor Power Equipment Stores	\$932.02 K / -	100
Nursery, Garden Stores	\$6.14 M / \$2.54 M	59
Food, Beverage Stores	\$131.43 M / \$147.81 M	-11
Grocery Stores	\$102.15 M / \$123.3 M	-17
Convenience Stores	\$9.13 M / \$12.47 M	-27
Meat Markets	\$595.61 K / \$245.85 K	59
Fish, Seafood Markets	\$203.98 K / -	100
Fruit, Vegetable Markets	\$389.31 K / \$-3	100
Other Specialty Food Markets	\$792.69 K / \$604.9 K	24
Liquor Stores	\$18.17 M / \$11.19 M	38

Muskogee, Oklahoma

20mi Radius

	Potential / Sales	Index
Health, Personal Care Stores	\$86.67 M / \$91.68 M	-5
Pharmacy, Drug Stores	\$76.15 M / \$87.7 M	-13
Cosmetics, Beauty Stores	\$4.39 M / \$837.18 K	81
Optical Goods Stores	\$1.43 M / \$1.21 M	16
Other Health, Personal Care Stores	\$4.7 M / \$1.93 M	59
Sporting Goods, Hobby, Book, Music Stores	\$104.59 M / \$62.48 M	40
Sporting Goods Stores	\$39.8 M / \$12.96 M	67
Hobby, Toy, Game Stores	\$28.92 M / \$46.51 M	-38
Sewing, Needlecraft Stores	\$21.41 M / \$1.92 M	91
Musical Instrument Stores	\$6.73 M / \$-2	100
Book Stores	\$7.72 M / \$1.1 M	86
General Merchandise Stores	\$330.24 M / \$417.72 M	-21
Department Stores	\$114.73 M / \$271.68 M	-58
Warehouse Superstores	\$183.34 M / -	100
Other General Merchandise Stores	\$32.17 M / \$146.04 M	-78
Miscellaneous Store Retailers	\$42.98 M / \$33.57 M	22
Florists	\$998.84 K / \$935.08 K	6
Office, Stationary Stores	\$4.42 M / \$7.59 M	-42
Gift, Souvenir Stores	\$8.54 M / \$1.78 M	79
Used Merchandise Stores	\$3.16 M / \$2.22 M	30
Pet, Pet Supply Stores	\$7.97 M / \$2.83 M	65
Art Dealers	\$1.31 M / \$-1	100
Mobile Home Dealers	\$865.74 K / \$4.01 M	-78
Other Miscellaneous Retail Stores	\$15.7 M / \$14.21 M	10
Non-Store Retailers	\$194.94 M / \$5.05 M	97
Mail Order, Catalog Stores	\$182.76 M / \$1.56 M	99
Vending Machines	\$822.53 K / \$2.61 M	-68
Fuel Dealers	\$1.06 M / \$336.29 K	68
Other Direct Selling Establishments	\$10.3 M / \$543.6 K	95

Muskogee, Oklahoma

20mi Radius

	Potential / Sales	Index
Accommodation, Food Services	\$161.9 M / \$121.73 M	25
Hotels, Other Travel Accommodations	\$10.39 M / \$3.34 M	68
RV Parks	\$106.49 K / \$6.97 K	93
Rooming, Boarding Houses	\$58.56 K / \$-1	100
Full Service Restaurants	\$94.58 M / \$71.87 M	24
Limited Service Restaurants	\$43.88 M / \$50.82 M	-14
Special Food Services, Catering	\$12.89 M / \$1.24 M	90
Drinking Places	\$8.74 M / \$3.19 M	63
Gasoline Stations	\$67.67 M / \$55.19 M	18
Motor Vehicle, Parts Dealers	\$152.26 M / \$125.11 M	18
New Car Dealers	\$89.04 M / \$66.41 M	25
Used Car Dealers	\$8.28 M / \$4.43 M	47
Recreational Vehicle Dealers	\$15.35 M / \$12.76 M	17
Motorcycle, Boat Dealers	\$20.37 M / \$20.69 M	-2
Auto Parts, Accessories	\$12.34 M / \$12.77 M	-3
Tire Dealers	\$6.88 M / \$8.06 M	-15
2025 Population	96,133	
2030 Population	97,703	
% Population Change 2025-2030	1.6%	
2025 Adult Population Age 18+	74,085	
2025 Population Male	49,305	
2025 Population Female	46,827	
2025 Households	36,791	
2025 Median Household Income	58,028	
2025 Average Household Income	78,936	

Retail Potential

Muskogee, Oklahoma	
20mi Radius	
2025 Population	96,133
2030 Population	97,703
% Population Change 2020-2025	4.2%
2025 Adult Population Age 18+	\$74,085
2025 Population Male	\$49,305
2025 Population Female	\$46,827
2025 Households	\$36,791
2025 Median Household Income	\$58,028
2025 Average Household Income	\$78,936
Clothing, Clothing Accessories Stores	\$102.41 M
Men's Clothing Stores	\$4.28 M
Women's Clothing Stores	\$8.51 M
Children's, Infants' Clothing Stores	\$7.81 M
Family Clothing Stores	\$49.46 M
Clothing Accessory Stores	\$2.38 M
Other Apparel Stores	\$2.98 M
Shoe Stores	\$21.67 M
Jewelry Stores	\$4.73 M
Luggage Stores	\$597.32 K
Furniture, Home Furnishings Stores	\$89.58 M
Furniture Stores	\$42.56 M
Floor Covering Stores	\$6.02 M
Other Home Furnishing Stores	\$41 M
Electronics, Appliance Stores	\$87.87 M
Gasoline Stations	\$67.67 M
Building Material, Garden Equipment, Supplies Dealers	\$85.75 M
Home Centers	\$48.14 M
Paint, Wallpaper Stores	\$9.81 M
Hardware Stores	\$5.37 M
Other Building Materials Stores	\$15.36 M
Outdoor Power Equipment Stores	\$932.02 K
Nursery, Garden Stores	\$6.14 M
Food, Beverage Stores	\$131.43 M
Grocery Stores	\$102.15 M
Convenience Stores	\$9.13 M
Meat Markets	\$595.61 K
Fish, Seafood Markets	\$203.98 K
Fruit, Vegetable Markets	\$389.31 K
Other Specialty Food Markets	\$792.69 K
Liquor Stores	\$18.17 M

Muskogee, Oklahoma	
20mi Radius	
Health, Personal Care Stores	\$86.67 M
Pharmacy, Drug Stores	\$76.15 M
Cosmetics, Beauty Stores	\$4.39 M
Optical Goods Stores	\$1.43 M
Other Health, Personal Care Stores	\$4.7 M
Sporting Goods, Hobby, Book, Music Stores	\$104.59 M
Sporting Goods Stores	\$39.8 M
Hobby, Toy, Game Stores	\$28.92 M
Sewing, Needlecraft Stores	\$21.41 M
Musical Instrument Stores	\$6.73 M
Book Stores	\$7.72 M
General Merchandise Stores	\$330.24 M
Department Stores	\$114.73 M
Warehouse Superstores	\$183.34 M
Other General Merchandise Stores	\$32.17 M
Miscellaneous Store Retailers	\$42.98 M
Florists	\$998.84 K
Office, Stationary Stores	\$4.42 M
Gift, Souvenir Stores	\$8.54 M
Used Merchandise Stores	\$3.16 M
Pet, Pet Supply Stores	\$7.97 M
Art Dealers	\$1.31 M
Mobile Home Dealers	\$865.74 K
Other Miscellaneous Retail Stores	\$15.7 M
Non-Store Retailers	\$194.94 M
Mail Order, Catalog Stores	\$182.76 M
Vending Machines	\$822.53 K
Fuel Dealers	\$1.06 M
Other Direct Selling Establishments	\$10.3 M
Accommodation, Food Services	\$170.64 M
Hotels, Other Travel Accommodations	\$10.39 M
RV Parks	\$106.49 K
Rooming, Boarding Houses	\$58.56 K
Full Service Restaurants	\$94.58 M
Limited Service Restaurants	\$43.88 M
Special Food Services, Catering	\$12.89 M
Drinking Places	\$8.74 M
Motor Vehicle, Parts Dealers	\$152.26 M
New Car Dealers	\$89.04 M
Used Car Dealers	\$8.28 M
Recreational Vehicle Dealers	\$15.35 M
Motorcycle, Boat Dealers	\$20.37 M
Auto Parts, Accessories	\$12.34 M
Tire Dealers	\$6.88 M

Income Summary

Muskogee, Oklahoma

20mi Radius

Population

Estimated Population (2025)	96,133	
Projected Population (2030)	97,703	
Census Population (2020)	92,234	
Census Population (2010)	97,543	
<i>Projected Annual Growth (2025 to 2030)</i>	1,570	0.3%
<i>Historical Annual Growth (2020 to 2025)</i>	3,899	0.8%
<i>Historical Annual Growth (2010 to 2020)</i>	-5,309	-0.5%

Households

Estimated Households (2025)	36,791	
Projected Households (2030)	37,574	
Census Households (2020)	35,539	
Census Households (2010)	37,248	
<i>Projected Annual Growth (2025 to 2030)</i>	783	0.4%
<i>Historical Annual Growth (2020 to 2025)</i>	1,252	0.7%
<i>Historical Annual Growth (2010 to 2020)</i>	-1,709	-0.5%

Average Household Income

Estimated Average Household Income (2025)	\$78,936	
Projected Average Household Income (2030)	\$78,801	
Census Average Household Income (2020)	\$48,094	
Census Average Household Income (2010)	\$39,534	
<i>Projected Annual Growth (2025 to 2030)</i>	-\$134	-
<i>Historical Annual Growth (2020 to 2025)</i>	\$30,842	4.3%
<i>Historical Annual Growth (2010 to 2020)</i>	\$8,560	2.2%

Median Household Income

Estimated Median Household Income (2025)	\$58,028	
Projected Median Household Income (2030)	\$57,642	
Census Median Household Income (2020)	\$39,420	
Census Median Household Income (2010)	\$31,206	
<i>Projected Annual Growth (2025 to 2030)</i>	-\$386	-0.1%
<i>Historical Annual Growth (2020 to 2025)</i>	\$18,608	3.1%
<i>Historical Annual Growth (2010 to 2020)</i>	\$8,214	2.6%

Per Capita Income

Estimated Per Capita Income (2025)	\$30,343	
Projected Per Capita Income (2030)	\$30,437	
Census Per Capita Income (2020)	\$18,365	
Census Per Capita Income (2010)	\$15,058	
<i>Projected Annual Growth (2025 to 2030)</i>	\$93	-
<i>Historical Annual Growth (2020 to 2025)</i>	\$11,979	4.3%
<i>Historical Annual Growth (2010 to 2020)</i>	\$3,307	2.2%

Other Income

Estimated Families (2025)	23,649
Estimated Average Family Income (2025)	\$97,659
Estimated Median Family Income (2025)	\$74,218
Estimated Average Household Net Worth (2025)	\$777,946

Consumer Expenditure Summary

Consumer Expenditure Summary



Muskogee, Oklahoma		
20mi Radius		
Estimated Population		96,133
Estimated Households		36,791
Household Expenditure		\$3.09 B
Per Household ~ Per Capita	\$83,892	\$32,107
Non-Retail Expenditures	\$1.44 B	46.6%
Per Household ~ Per Capita	\$39,125	\$14,974
Retail Expenditures	\$1.65 B	53.4%
Per Household ~ Per Capita	\$44,767	\$17,133
Alcoholic Beverages	\$18.64 M	0.6%
Per Household ~ Per Capita	\$507	\$194
Apparel	\$57.82 M	1.9%
Per Household ~ Per Capita	\$1,571	\$601
Contributions	\$91.62 M	3.0%
Per Household ~ Per Capita	\$2,490	\$953
Education	\$66.88 M	2.2%
Per Household ~ Per Capita	\$1,818	\$696
Entertainment	\$179.82 M	5.8%
Per Household ~ Per Capita	\$4,888	\$1,871
Food Away From Home	\$136.5 M	4.4%
Per Household ~ Per Capita	\$3,710	\$1,420
Grocery	\$228.86 M	7.4%
Per Household ~ Per Capita	\$6,221	\$2,381
Health Care	\$244.06 M	7.9%
Per Household ~ Per Capita	\$6,634	\$2,539
Household Furnishings and Equipment	\$81.77 M	2.6%
Per Household ~ Per Capita	\$2,222	\$851
Household Operations	\$59.23 M	1.9%
Per Household ~ Per Capita	\$1,610	\$616
Miscellaneous Expenses	\$52.93 M	1.7%
Per Household ~ Per Capita	\$1,439	\$551
Personal Care	\$43.69 M	1.4%
Per Household ~ Per Capita	\$1,188	\$455
Shelter	\$511.72 M	16.6%
Per Household ~ Per Capita	\$13,909	\$5,323
Tax and Retirement	\$597.24 M	19.4%
Per Household ~ Per Capita	\$16,233	\$6,213
Tobacco and Related	\$20.33 M	0.7%
Per Household ~ Per Capita	\$553	\$211
Transportation	\$530.52 M	17.2%
Per Household ~ Per Capita	\$14,420	\$5,519
Utilities	\$164.85 M	5.3%
Per Household ~ Per Capita	\$4,481	\$1,715

Muskogee, Oklahoma		
20mi Radius		
Population / Households (2025)		
Estimated Population	96,133	
Estimated Households	36,791	
Total Annual Consumer Expenditure (2025)		
Total Household Expenditure	\$3.09 B	
Total Non-Retail Expenditure	\$1.44 B	
Total Retail Expenditure	\$1.65 B	
Alcoholic Beverages	\$18.64 M	
Apparel	\$57.82 M	
Contributions	\$91.62 M	
Education	\$66.88 M	
Entertainment	\$179.82 M	
Food Away From Home	\$136.5 M	
Grocery	\$228.86 M	
Health Care	\$244.06 M	
Household Furnishings and Equipment	\$81.77 M	
Household Operations	\$59.23 M	
Miscellaneous Expenses	\$52.93 M	
Personal Care	\$43.69 M	
Shelter	\$511.72 M	
Tax and Retirement	\$597.24 M	
Tobacco and Related	\$20.33 M	
Transportation	\$530.52 M	
Utilities	\$164.85 M	
Monthly Household Consumer Expenditure (2025)		
Total Household Expenditure	\$6,991	
Total Non-Retail Expenditure	\$3,260	46.6%
Total Retail Expenditure	\$3,731	53.4%
Alcoholic Beverages	\$42	0.6%
Apparel	\$131	1.9%
Contributions	\$208	3.0%
Education	\$151	2.2%
Entertainment	\$407	5.8%
Food Away From Home	\$309	4.4%
Grocery	\$518	7.4%
Health Care	\$553	7.9%
Household Furnishings and Equipment	\$185	2.6%
Household Operations	\$134	1.9%
Miscellaneous Expenses	\$120	1.7%
Personal Care	\$99	1.4%
Shelter	\$1,159	16.6%
Tax and Retirement	\$1,353	19.4%
Tobacco and Related	\$46	0.7%
Transportation	\$1,202	17.2%
Utilities	\$373	5.3%

Muskogee, Oklahoma

20mi Radius

Population / Households (2030)	
Projected Population	97,703
Projected Households	-
Total Annual Consumer Expenditure (2030)	
Total Household Expenditure	\$3.1 B
Total Non-Retail Expenditure	\$1.45 B
Total Retail Expenditure	\$1.65 B
Alcoholic Beverages	\$18.71 M
Apparel	\$58.05 M
Contributions	\$91.95 M
Education	\$67.13 M
Entertainment	\$180.56 M
Food Away From Home	\$137.05 M
Grocery	\$229.93 M
Health Care	\$243.52 M
Household Furnishings and Equipment	\$82.09 M
Household Operations	\$59.47 M
Miscellaneous Expenses	\$53.14 M
Personal Care	\$43.89 M
Shelter	\$514.11 M
Tax and Retirement	\$598.42 M
Tobacco and Related	\$20.45 M
Transportation	\$533.87 M
Utilities	\$165.63 M
Consumer Expenditure Growth (2025 to 2030)	
Total Household Expenditure	\$11.48 M
Total Non-Retail Expenditure	\$5.69 M
Total Retail Expenditure	\$5.79 M
Alcoholic Beverages	\$72.8 K
Apparel	\$230.63 K
Contributions	\$325.51 K
Education	\$247.54 K
Entertainment	\$733.12 K
Food Away From Home	\$549.28 K
Grocery	\$1.07 M
Health Care	\$-539.2 K
Household Furnishings and Equipment	\$325.45 K
Household Operations	\$238.53 K
Miscellaneous Expenses	\$214.66 K
Personal Care	\$197.41 K
Shelter	\$2.38 M
Tax and Retirement	\$1.17 M
Tobacco and Related	\$118.14 K
Transportation	\$3.35 M
Utilities	\$780.64 K

Crime Risk

Muskogee, Oklahoma	
20mi Radius	
Demographics	
Population	96,133
Census Population	92,234
Households	36,791
Average Household Income	\$78,936
Median Household Income	\$58,028
Per Capita Income	\$30,343
Total Crime	
Crime Index	115
Crime Level	Average
Personal Crime	
Crime Index	146
Crime Level	Above Average
Murder	
Crime Index	151
Crime Level	High Risk
Rape	
Crime Index	148
Crime Level	Above Average
Robbery	
Crime Index	56
Crime Level	Low Risk
Assault	
Crime Index	170
Crime Level	High Risk
Property Crime	
Crime Index	109
Crime Level	Average
Burglary	
Crime Index	200
Crime Level	Very High
Larceny	
Crime Index	95
Crime Level	Average
Motor Vehicle Theft	
Crime Index	86
Crime Level	Below Average

* Crime Index: 100 = National Average Adjusted for Population

Void Analysis

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
Auto Parts Tires			
AAMCO	1 / 0	5,000	
Advance Auto Parts	1 / 1	9,400	
AutoZone	2 / 1	6,600	
Gerber Collision & Glass	1 / 0	10,500	
Grease Monkey	1 / 1	2,600	
Joe Hudson's Collision Center	1 / 1	15,000	
O'Reilly	5 / 4	8,500	
Valvoline Instant Oil Change	2 / 2	3,400	
Banks			
Arvest Bank	3 / 2	6,600	
BancFirst	4 / 2	8,500	
BOKF	2 / 2	4,900	
JRMB	1 / 1	4,600	
Banks Minor			
Bank	15 / 11		
Car Washes			
Take 5 Car Wash	1 / 1	5,900	
Tommy's Express Car Wash	1 / 1	6,000	
Clothing Apparel			
Buckle	1 / 1	5,100	
Cato	1 / 1	5,000	
maurices	1 / 1	6,000	
Convenience Stores			
Casey's General Store	8 / 7	3,200	
Conoco	1 / 1	2,500	
Love's	1 / 1	7,300	
Murphy USA	2 / 1	2,100	
Phillips 66	12 / 9	2,500	
Pilot Travel Centers	1 / 1	3,200	
QuikTrip	3 / 2	4,800	
Shell	4 / 2	1,800	
Sinclair	5 / 4	2,000	
Valero	1 / 1	3,200	
Craft Fabric Stores			
Hobby Lobby	1 / 1	68,500	
Dealerships			

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
Chevrolet	2 / 1		
Chrysler	2 / 1		
Dodge	1 / 1		
Ford	1 / 1		
GMC	2 / 1		
Honda	1 / 1		
Hyundai	1 / 1		
Jeep	1 / 1		
Lincoln	1 / 1		
Nissan	1 / 1		
RAM	1 / 1		
Toyota	1 / 1		
Dental			
Aspen Dental	1 / 1	3,500	
Department Stores			
Bealls	1 / 1	22,600	
Discount Department Stores			
Ollie's Bargain Outlet	1 / 1	30,000	
Ross	1 / 1	28,300	
TJ Maxx	1 / 1	33,400	
Walmart Supercenter	2 / 1	189,700	
Dollar Stores			
Dollar General	20 / 13	9,600	
Dollar Tree	3 / 2	11,800	
Family Dollar	4 / 4	9,400	
Family Dollar Dollar Tree	2 / 2	12,100	
Five Below	1 / 1	10,000	
Drug Stores			
CVS	1 / 1	13,400	
GNC	1 / 1	1,700	
Walgreens	3 / 2	14,800	
Education			
College	1 / 1		
Cosmetology and Barber	1 / 1		
Day Care	32 / 26		
High School	13 / 11		
Junior College	1 / 1		

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
PK - 8	33 / 25		
PK - 8 (Private)	4 / 3		
Trade Schools	1 / 1		
Entertainment			
Theatres	2 / 2		
EV Charging Stations			
Independent	5 / 3		
Tesla	1 / 1		
Fitness			
Planet Fitness	1 / 1	24,600	
Furniture Household			
Aaron's	1 / 1	9,000	
Rent A Center	1 / 1	5,700	
Grocery Stores			
ALDI	1 / 1	16,600	
Harps Food Store	2 / 2		
Health Beauty			
Bath & Body Works	1 / 1	3,800	
Benefit Cosmetics	1 / 1		
Sally Beauty Supply	1 / 1	2,300	
Supercuts	1 / 1	1,800	
ULTA	1 / 1	11,300	
Health Care			
Anesthesiology	5 / 3		
Audiologist	1 / 1		
Cardiovascular Disease	7 / 6		
Certified Nurse Midwife	1 / 1		
Certified Registered Nurse Anesthetist	6 / 4		
Chiropractic	9 / 8		
Clinical Nurse Specialist	2 / 2		
Clinical Psychologist	2 / 2		
Clinical Social Worker	4 / 4		
Dermatology	2 / 2		
Diagnostic Radiology	5 / 4		
Dialysis Centers	3 / 2		
Emergency Medicine	6 / 4		
Endocrinology	1 / 1		

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
Family Practice	23 / 14		
Gastroenterology	2 / 2		
General Surgery	4 / 3		
Hematology and Oncology	3 / 3		
Hospitalist	2 / 2		
Internal Medicine	10 / 8		
Interventional Cardiology	3 / 3		
Interventional Pain Management	3 / 2		
Nephrology	5 / 4		
Neurology	2 / 2		
Neurosurgery	1 / 1		
Nuclear Medicine	1 / 1		
Nurse Practitioner	23 / 20		
Obstetrics and Gynecology	5 / 4		
Occupational Therapy	1 / 1		
Ophthalmology	1 / 1		
Optometry	14 / 11		
Orthopedic Surgery	3 / 2		
Otolaryngology	3 / 1		
Pathology	1 / 1		
Physical Medicine and Rehabilitation	1 / 1		
Physical Therapy	6 / 4		
Physician Assistant	11 / 8		
Podiatry	3 / 3		
Psychiatry	4 / 3		
Pulmonary Disease	1 / 1		
Radiation Oncology	3 / 3		
Speech Language Pathologist	2 / 2		
Sports Medicine	1 / 1		
Urgent Care	4 / 3		
Urology	1 / 1		
Home Improvement			
Ace Hardware	1 / 1	16,200	
Do It Best	1 / 0	16,200	
Harbor Freight Tools	1 / 1	17,100	
Lowe's	1 / 1	141,200	
Sherwin-Williams	1 / 1	7,300	

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
Tractor Supply Company	2 / 1	26,300	
True Value	1 / 1	12,800	
Hotels			
Americas Best Value Inn	1 / 1	15,000	
Best Western Plus	1 / 1	19,200	
Candlewood Suites	1 / 1	13,900	
Comfort	1 / 1	14,500	
Days Inn	1 / 0	12,900	
Fairfield Inn and Suites	1 / 1	18,200	
Hampton Inn	1 / 1	18,300	
Holiday Inn Express	1 / 1	16,400	
Home2	1 / 1	15,900	
Knights Inn	1 / 1	15,000	
La Quinta Inn & Suites	1 / 1	24,600	
Jewelry			
Kay Jewelers	1 / 1		
Mattress			
Mattress Firm	1 / 1	7,000	
Office Supply			
Office Depot	1 / 1	25,100	
Pet Stores			
Petco	1 / 1	15,900	
Restaurants Casual			
Buffalo Wild Wings	1 / 1	6,600	
Chili's	1 / 1	5,800	
Golden Corral	1 / 1	11,700	
IHOP	1 / 1	4,800	
Olive Garden	1 / 1	8,700	
Red Lobster	1 / 1	8,400	
Restaurants Coffee Donuts			
7 Brew	1 / 1	600	
HTeaO	1 / 1		
Starbucks	2 / 1	1,800	
Restaurants Fast Food Major			
Arby's	3 / 2	3,300	
Burger King	2 / 2	4,000	
Chick-fil-A	1 / 1	4,300	

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
KFC	1 / 1	3,100	
McDonald's	7 / 6	4,600	
Sonic	6 / 5	2,800	
Taco Bell	3 / 2	2,500	
Wendy's	1 / 1	3,300	
Restaurants Fast Food Minor			
Chicken Express	1 / 1	3,000	
Church's Chicken	1 / 1	1,700	
Freddy's	1 / 1	3,600	
Panda Express	1 / 1	2,500	
Taco Bueno	2 / 1	2,600	
Whataburger	1 / 1	3,000	
Wingstop	1 / 1	2,000	
Restaurants Ice Cream Smoothie			
Braum's	3 / 2	5,100	
Tropical Smoothie Cafe	1 / 1	1,700	
Restaurants Pizza			
Domino's Pizza	2 / 1	2,100	
Little Caesars	2 / 2	1,800	
Pizza Hut	2 / 1	2,800	
Pizza Inn	1 / 1	3,600	
Simple Simon's Pizza	6 / 6	2,000	
Restaurants Sandwich			
McAlister's Deli	1 / 1	5,000	
Subway	10 / 9	1,700	
Self Storage			
U Haul	1 / 1	45,900	
Shoes Footwear			
Famous Footwear	1 / 1	9,700	
Shoe Dept	1 / 1	6,500	
Specialty			
Cannabis	5 / 2		
GameStop	1 / 1	1,700	
UPS	1 / 1		
Sporting Goods			
Dunham's Sports	1 / 1	39,300	
Hibbett Sports	1 / 1	7,600	

Muskogee, Oklahoma 20mi Radius	Site / Market Locations	Avg Square Footage	Closest Location
Wireless Stores			
AT&T	2 / 2	3,500	
Boost Mobile	1 / 1	1,600	
Cricket	3 / 2	1,600	
MetroPCS	1 / 1	1,900	
T-Mobile	1 / 1	1,800	
Worship			
Baptist	10 / 9		
Christian	2 / 1		
Judaic	1 / 1		
Methodist Episcopal	4 / 4		