

8060 NORTH GLADE AVENUE

OKLAHOMA CITY, OK 73132

±3,000 RSF
\$8.50 + NNN = \$2,125 + \$425
Monthly total = \$2,550 / month



PROPERTY HIGHLIGHTS

- 6,000 SF, stand-alone, metal building with the south half (3,000 SF) available 5/15/2024
- 400 SF office (2 offices, reception and restroom)
- Building sits on the end of a quiet Cul-de-sac
- Central HVAC in office
- No columns providing clear span usable warehouse space
- 4 parking spaces are available
- 12'x14' overhead door (12' wide x 14' high)
- 21' height in center of building
- 7 total building on the cul-de-sac
- Single phase electric
- Concrete drive and concrete parking lot
- Skylights in the warehouse provide ample, free light
- Local, responsive ownership
- Zoning: I-2

LOCATION DESCRIPTION

Located south of NW Expressway & Rockwell Ave. and north of Wilshire. About 5 minutes east of John Kilpatrick Turnpike. Wiley Post Airport is a few blocks south of the property

OFFERING SUMMARY

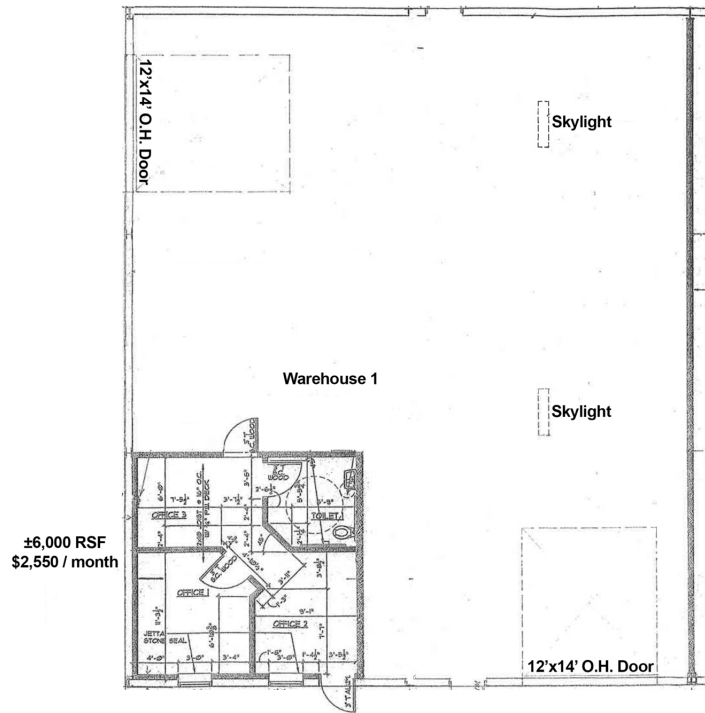
Available SF:	±3,000 RSF
Lease Rate:	\$8.50 + NNN = \$2,125/Mo. + \$425 \$2,550 Total per month

TOM FIELDS

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