

1709 Enterprise Boulevard

Pauls Valley, Oklahoma 73075



Sale Price: \$849,000 • Lease Rate: \$7,000/month NNN

Property Highlights

- + Building Size: 19,938 ± Total SF
 - 5,388 ± Office SF *Two Levels*
- + Land Size: 7.69 ± Acre Lot; Fenced, Graveled & Compacted
- + Zoning: I-2 (Moderate Industrial)
- + Clear Height: 14'-16'
- + Security System
- + Easy Access to I-35 & US HWY 77
- + 1 Mile East of I-35 & Approximately 58 Miles to Will Rogers World Airport

Main Building

- + Size: 16,738± SF
- + Power: 120/208;240 Volts | 400 Amp | 3-phase
- + High-bay Fluorescent Lighting
- + (6) 12'x14' Grade Level Doors
- + Testing Lab
- + Breakroom
- + Gas-space & Radiant Heating
- + Outdoor Covered Storage
- + Skylights

Property Looking East



12" Concrete Block Containment Area



Covered Outdoor Storage



East Building

- + 3,200± Total SF
- + Sprinklered
- + Explosion Resistant Lighting
- + (2) 1000 lb Cranes
- + (2) 12'x12' Grade Level Doors

East Building



Testing Room



Office



Warehouse



Warehouse



Warehouse



Air Conditioned Storage



Vicinity Map



Contact Us

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