

FOR LEASE



8032 Industrial Drive
Shawnee, OK 74804

± 50,000 SF / \$6.00/SF + NNN's



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Property Features

This 50,000 SF industrial/logistics warehouse, conveniently located 5 minutes north of I-40 in Shawnee, OK, is nearing completion in shell condition. With a minimum interior clear height of 30', the building offers (3) 12' x 14' OH Doors, one 14' x 14' OH Door, and two restrooms. The landlord is open to financing tenant improvements necessary for occupancy. (Building can be expanded up to 150k SF without variance)



KW Commercial Elite
5629 N Classen Blvd, OKC, OK 73118
kwc-ok.com

8032 Industrial Drive Shawnee, OK 74804

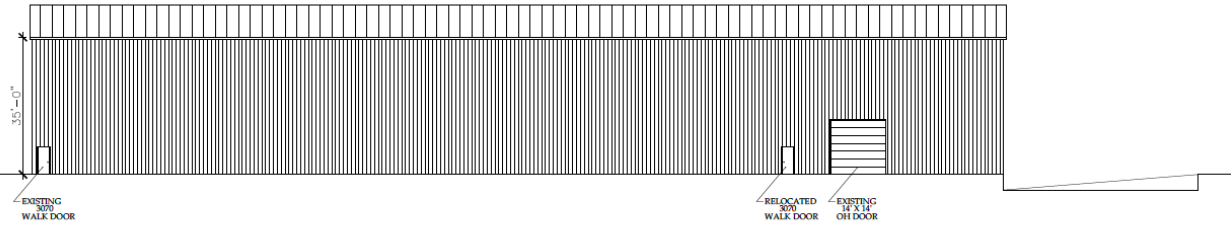
Size: ± 50,000 SF
Clear Height: Minimum 30 ft clear
Column Spacing: 66.8' x 50'
Year Built: 2019 - Never Occupied
Lease Type: Triple Net
Lease Price: \$6.00/SF + NNN's



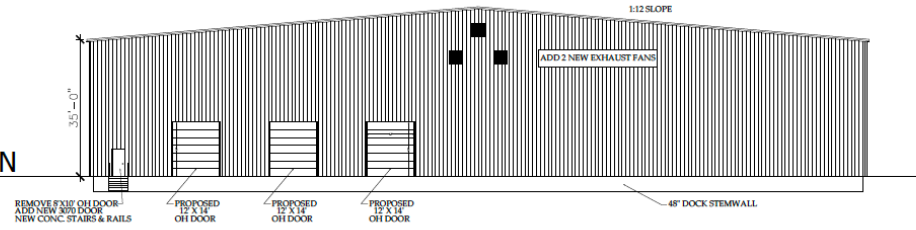


Revisions	By

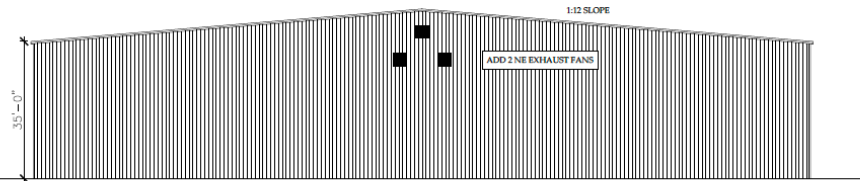
1
A3
PROPOSED SOUTH ELEVATION
SCALE: 1/16"=1'



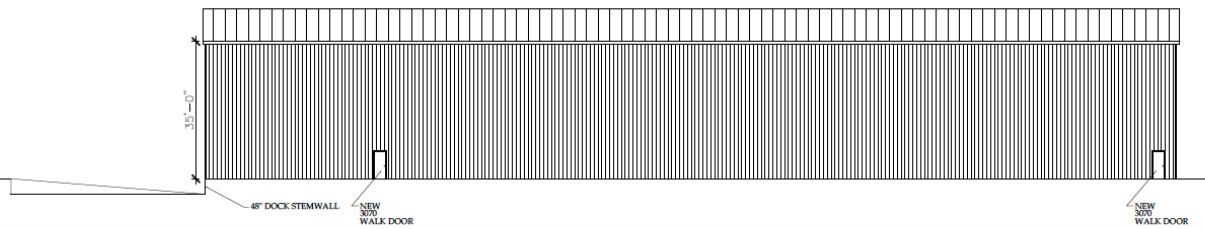
2
A3
PROPOSED EAST ELEVATION
SCALE: 1/16"=1'



3
A3
PROPOSED WEST ELEVATION
SCALE: 1/16"=1'



4
A3
PROPOSED NORTH ELEVATION
SCALE: 1/16"=1'



8032 INDUSTRIAL DRIVE
SHAWNEE, OKLAHOMA

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Date: 6/14/23
Scale: 1/16" = 1'
Drawn: JERIMY MEEK
Job: SHAWNEE, OK
Sheet: **AB**

101 INDUSTRIAL BLVD
MOORE, OK 73165