

SOUTH YALE PROFESSIONAL OFFICE BUILDING FOR LEASE



7424 S. YALE, TULSA, OK 74136

Sizes:

- From 2,700 to entire 5,700 RSF Building Size
(See Floor Plan on back)

Features:

- Luxurious and professional garden office including:
 - New LED Lighting
 - Hard wood floor entries
 - Wood trim
 - 10' High plastered ceilings
 - Knotty alder doors
 - Extensive window illumination
- Building construction in 2009, Silver Ridge Office Park
- “Drive up to space” parking convenience
- Building Security System
- Tower signage potential, visible to Yale Avenue
- Fiber Optic/Internet cabling throughout premises
- Prestigious Yale Corridor with close to 71st Street, Saint Francis, Warren Place, Doubletree Hotel, banking, office and retail services
- Reduced rent for full 5,700 SF building tenant



Park Sign

The information contained herein is believed to be accurate but is not guaranteed as to accuracy and may change or be updated without notice.

Contact: Monty Berry, CCIM, Broker Associate

Office (918) 280-9900 | **Cell** (918) 695-4162 | **Fax** (918) 280-9902

E-mail Monty@EquitasRealty.com

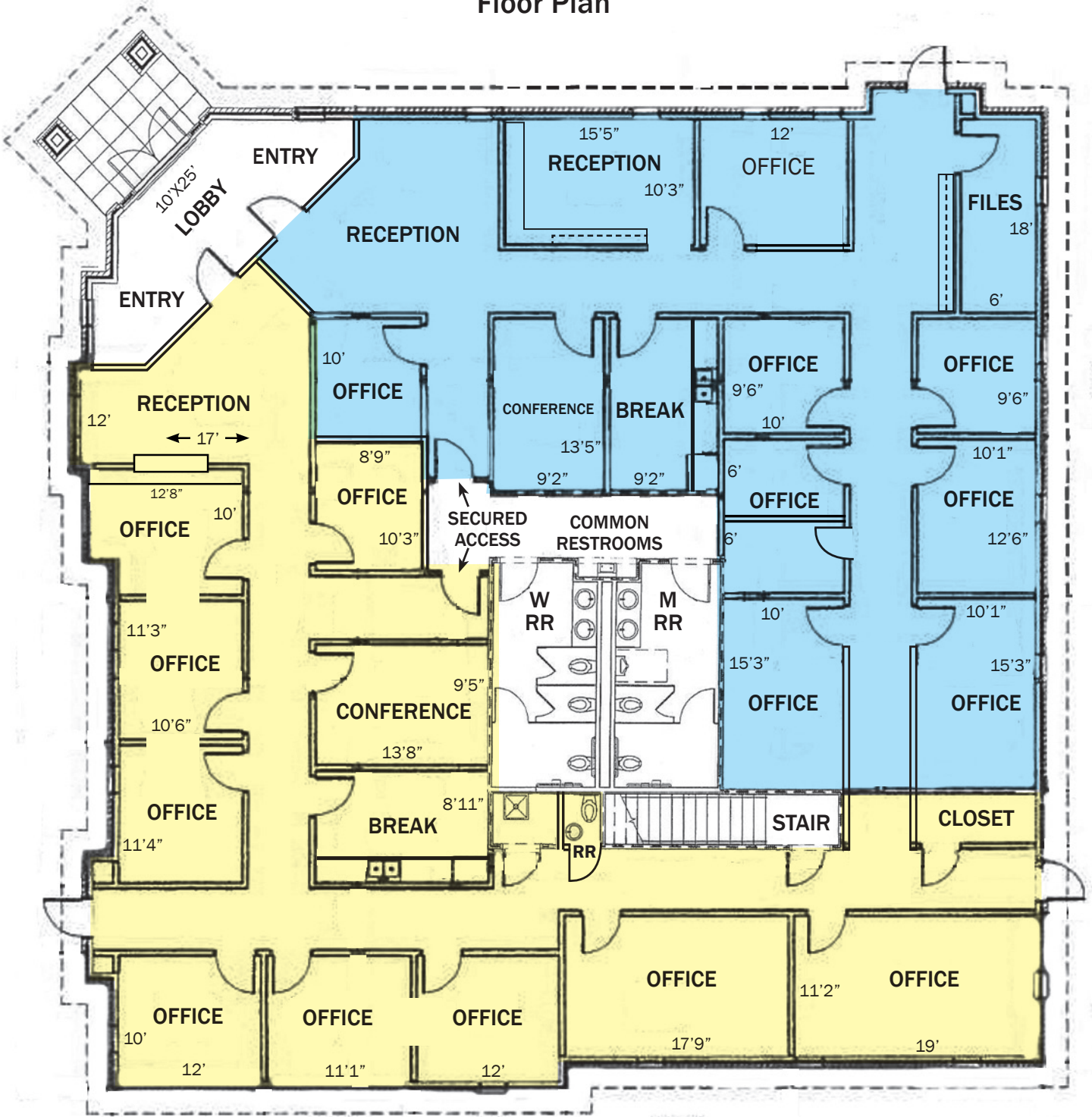


Silver Ridge Office Park Aerial Perspective



Lobby Vestibule

Floor Plan



Full 5,700 RSF Available for single user

Divisible into following sizes:

2,700 RSF ±

3,000 RSF ± (Available January 2025)

Can consider other space sizes

PHOTOS



RECEPTION/LOBBY



LOBBY VESTIBULE



CLERICAL/ADMIN WORK AREA



FULL KITCHEN



EXECUTIVE OFFICE



SPACIOUS HALLWAY