

**Small warehouse building – Just west of downtown Bartlesville, OK**



**Property Type:** Warehouse-shop

**Price:** \$95,000.00  
**Status:** FOR SALE

**Address:** 311 SW Santa Fe Avenue  
**Area:** Just south of Frank Phillips Blvd;  
Three blocks west of downtown  
**City:** Bartlesville  
**State:** OK    **Zip:** 74003  
**Year Built:** 1984  
**Size:** 3,200 Sq. Ft. (approx. 40' x 80')



**Building:** Engineered steel frame; gable steel roof;  
Loading dock on front with 10' x 10' OHD  
& 12' x 12" near the back; 12'7" beam height

**Features:**

- |   |                          |
|---|--------------------------|
| • Clean, remodeled restroom 5'8" x 6'8" | Easy access to downtown  |
| • Drive in near the back on south side  | Zoning: C-5              |
| • Hanging gas heater; also exhaust fan  | Extra electrical service |



For more information contact:

**Jim Swezey, Broker**

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