## 329 S. BLACKWELDER AVENUE OKLAHOMA CITY, OK 73108

Industrial Space For Lease

Suite A: 10,000 SF

\$6.95/SF/YR/ + \$2.05/SF/YR NNN



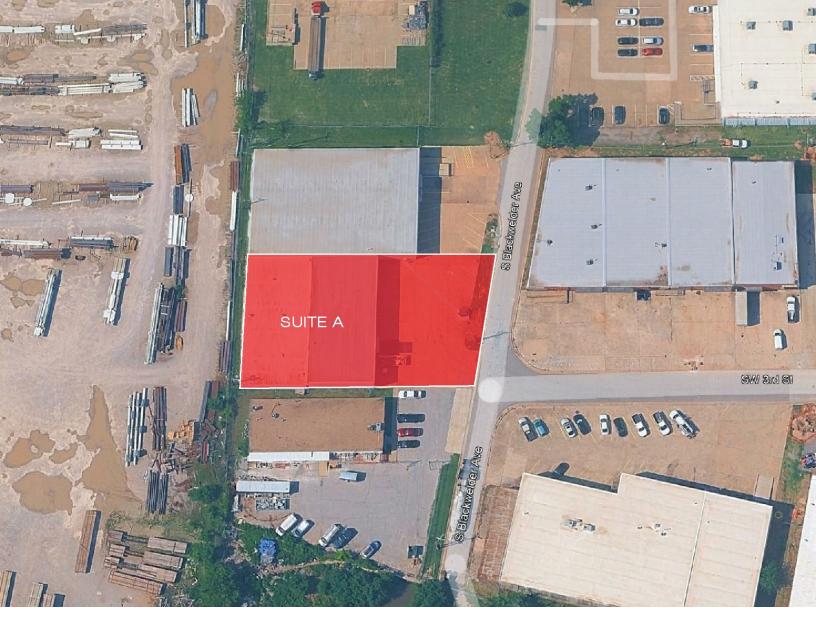


COMMERCIAL REAL ESTATE

MIRED

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AMIR SHAMS 405.313.0333 AMIR@NAIRED.COM ZAC MCQUEEN 405.476.9199 ZAC@NAIRED.COM MASON CONWAY 405.531.6272 MASON@NAIRED.COM



## PROPERTY HIGHLIGHTS

- (1) Dock High Door
- 1,250 SF Office
- 18'-20' Clear Height
- LED Lighting
- · Heated Warehouse
- Zoned: I-2

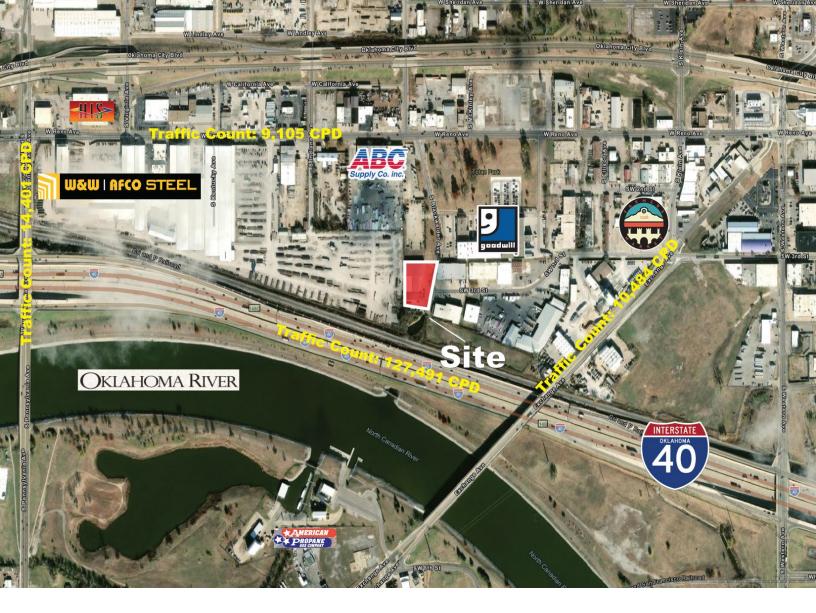
## LOCATION HIGHLIGHTS

- Very Quick Access to I-40
- 1 Mile West of Scissortail Park in Downtown OKC
- 10 Minute Drive to Will Rogers International Airport



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## **DEMOGRAPHICS**

	1 MILE	3 MILE	5 MILE
POPULATION	5,524	90,846	234,742
AVERAGE HOUSEHOLD INCOME	\$45,757	\$63,656	\$58,713
TOTAL HOUSEHOLDS	1,816	36,420	94,000



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