

OKC⁵⁷⁷



2500 E I-240 SERVICE RD.

NEW INDUSTRIAL BUILDINGS | FOR LEASE

2200 - 2500 E I-240 SERVICE RD., OKLAHOMA CITY, OK

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NEWMARK
ROBINSON PARK

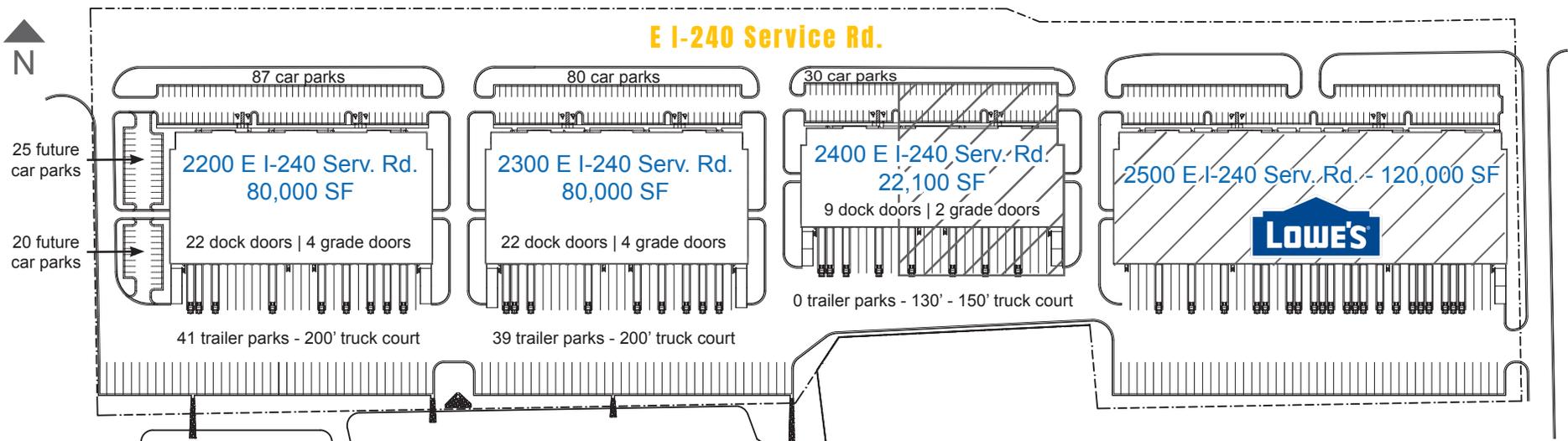
PROPERTY OVERVIEW

OKC 577 is a 577 acre± Master Planned park currently under construction, located just one mile east of the I-35 and I-240 interchange. The park benefits from a new two-way concrete I-240 frontage road and four-way I-240 interchanges on S Eastern & S Bryant. A new four-lane concrete central spine road runs through the development, maximizing access and circulation.

Locke Supply's 1.5M SF headquarters, located on the SE/c, is now complete and operating as well as OnCue's semi concept, located on the NW/c of the park. **Site I** is the first phase of the spec development and features four industrial buildings totaling 340,000 square feet across 24.9 acres. The 120,000 square foot building is 100% leased to Lowe's.



2200 E I-240 Serv. Rd.	2300 E I-240 Serv. Rd.	2400 E I-240 Serv. Rd.
80,000 SF Available	80,000 SF Available	22,100 SF Available
\$8.00/SF/YR (NNN)	\$8.00/SF/YR (NNN)	\$9.00/SF/YR (NNN)
TIA - \$8.00/SF	TIA - \$8.00/SF	TIA - \$8.00/SF
22 dock high doors	22 dock high doors	9 dock high doors
22 dock pits	22 dock pits	9 dock pits
4 grade level doors	4 grade level doors	2 grade level doors
32' clear height	32' clear height	32' clear height
50' x 50' column spacing	50' x 50' column spacing	50' x 50' column spacing
200' truck court	200' truck court	150' truck court
41 trailer parks	39 trailer parks	No trailer parks
87 car parks (45 future)	80 car parks	30 car parks
LED lighting	LED lighting	LED lighting
Divisible to 30,000 SF	Divisible to 30,000 SF	Not divisible
Available Now	Available Now	Available Now



PARK HIGHLIGHTS

Industrial, office and retail pad sites available

Contiguous land sites available up to 235 acres

Potential building sizes range from 20,000 SF - 2M SF

State and federal incentive zones

Rail adjacent to park - BNSF Logistics Center ([link](#))

New BNSF intermodal facility now open ([link](#))

All utilities to site

Heavy power and large water & sewer capacity

3 miles west of Tinker Air Force Base

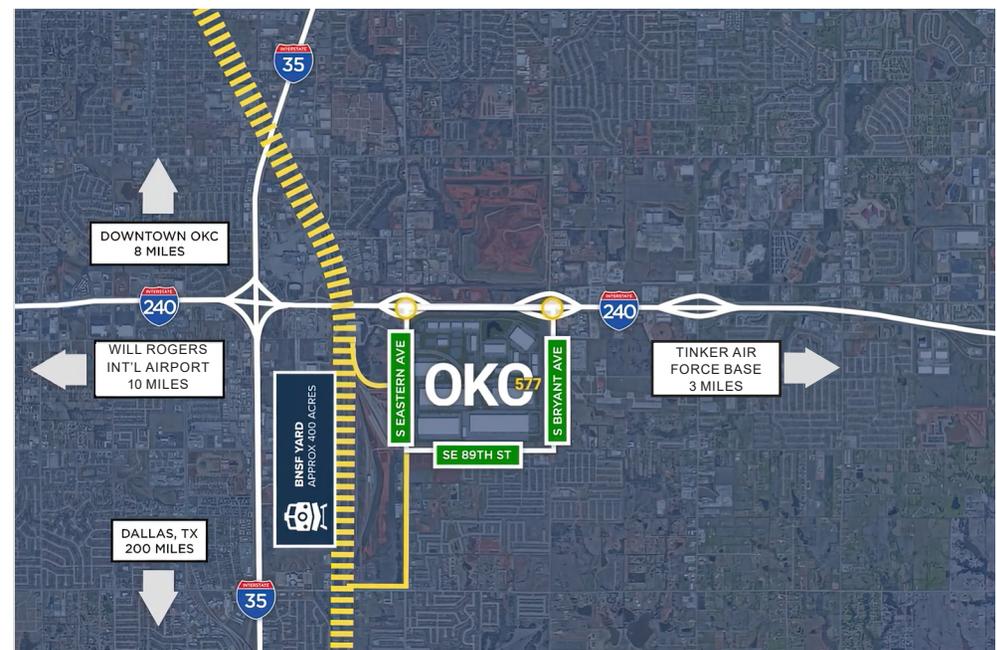
10 miles east of Will Rogers International Airport

www.OKC577.com



Site	Acres	Potential Building Size
A	37.42	530,400 SF
B	8.50	100,000 SF
C	74.35	1,257,500 SF
D	57.24	1,007,500 SF
E	95.14	1,500,000 SF
F	60.01	1,007,500 SF
G	2.56	OG&E Substation
H	3.58	-
I	24.90	340,000 SF (u/c)
J	29.90	-
K	14.46	120,000 SF
L	16.24	-
M	19.61	248,000 SF
N	7.27	40,000 SF
O	8.95	100,000 SF
P	30.87	460,000 SF
Q	5.62	40,000 SF
R	10.71	120,000 SF
S	10.15	160,000 SF
T	36.61	-
U	6.19	-
V	14.55	80,000 SF
W	2.97	-
X	6.20	51,200 SF
TOTALS	584	7,162,100 SF

u/c = under construction



OKC 577



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NEWMARK
ROBINSON PARK

211 N. Robinson, Ste 600N OKC, OK, 73102 | for more information, visit us at
110 W. 7th, Ste 2710 Tulsa, OK, 74119 | **NEWMARKRP.COM**

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