

4713 N.W. 10<sup>TH</sup> STREET  
OKLAHOMA CITY, OK 73127

Industrial Buildings For Sale

Building 1: 8,958 SF

Building 2: 2,392 SF

11,350 Total SF on 1.04 Acres MOL

REDUCED Sales Price: \$625,000



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BOB SULLIVAN, CCIM  
405.641.9798  
RSULLIVAN@CCIM.NET

CLARK EVERETT  
405.985.8424  
CLARK@NAIRED.COM



## PROPERTY HIGHLIGHTS

- 2 Warehouses on 1.04 Acres
- Building 1: 8,598 SF
- Building 2: 2,392 SF
- Fenced Yard
- Ample Parking
- (2) Grade Level Doors: Both 10' x 10'
- Zoned I-2 for Light Industrial Use
- Built in 1953

## LOCATION HIGHLIGHTS

- 15 Minutes to Downtown OKC
- Easy Access to I-40 & I-44



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# DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	12,061	83,003	203,683
AVERAGE HOUSEHOLD INCOME	\$48,884	\$58,911	\$63,693
TOTAL HOUSEHOLDS	4,609	33,080	82,472

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