

## Office/Warehouse | For Lease

11842-B S 33rd W Ave | Sapulpa, OK 74107

**WIGGIN**  
PROPERTIES, LLC



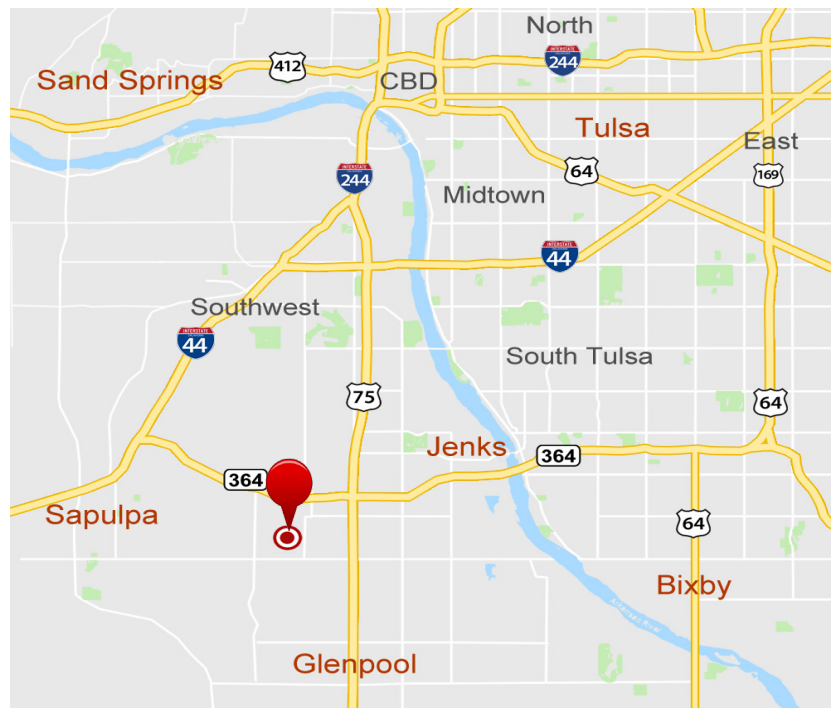
### Available Space

**±10,000 SF**

±3,000 SF Office

### Property Features

- Reception Area, (3) Offices, (3) Restrooms, and (1) Conference Room
- 3-Phase Power
- Partially Climate Controlled
- Partially Fenced; Shared Yard
- 16.5' Clear Height
- Zoned CG
- Built in 1996
- Ample Parking
- (1) 12'x12' Overhead Door
- (1) 12'x12' Dock Door With Leveler



### John Watchous

Advisor

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### Shawna Hale, CCIM

Advisor

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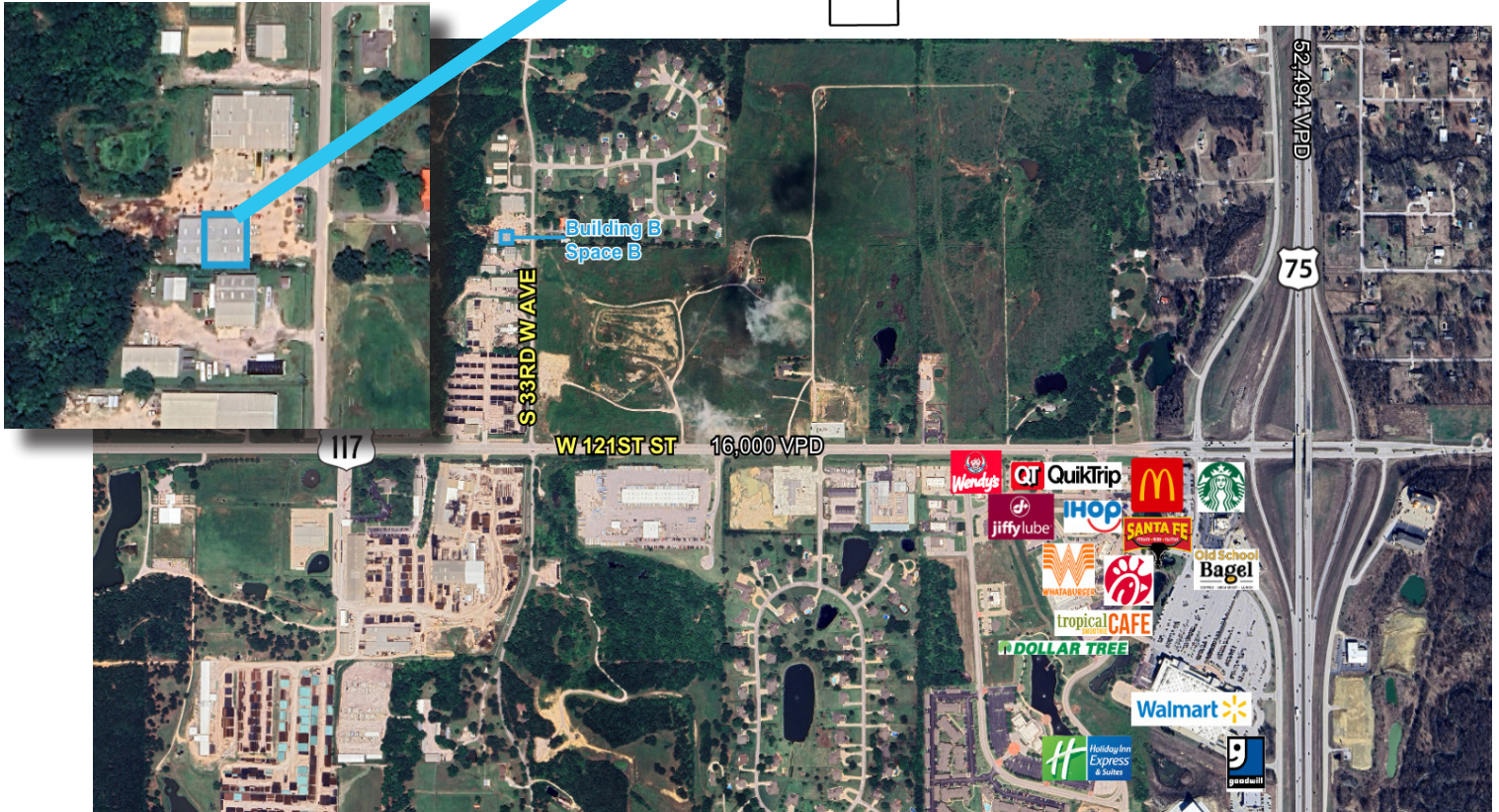
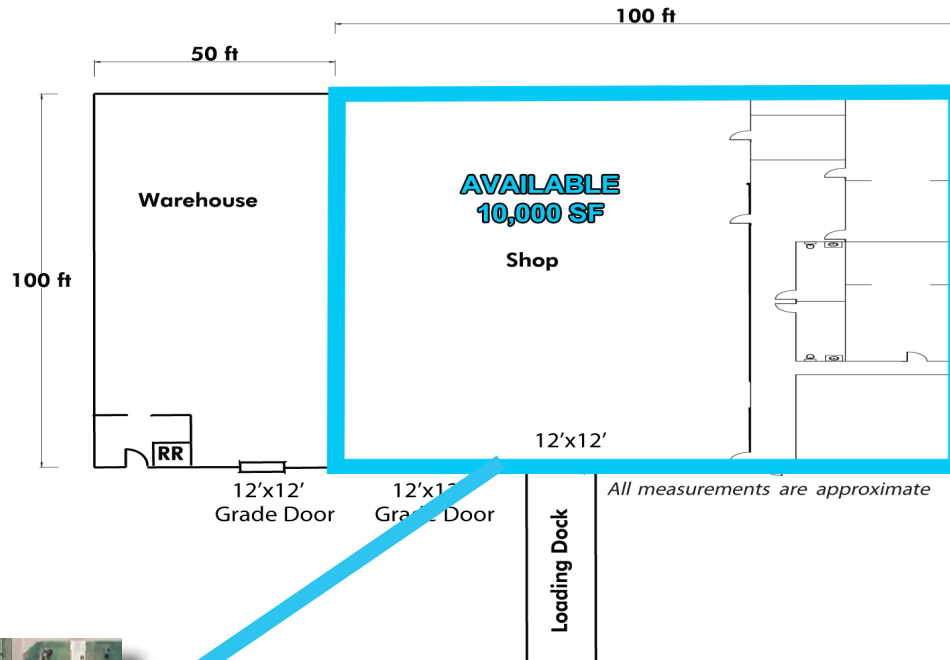
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