

7,000 sq ft industrial FLEX space I-35 Service Rd and 2nd Street in Edmond

7,000
SQUARE FEET

\$15,167.10

RENT

\$26.00 /yr
RENT / SF

(405) 974-9137

www.broadwaymanagement.co



PROPERTY ADDRESS

4455 Woods and Sons Ave
Edmond, OK 73034

COMMERCIAL TYPE: **Industrial**

LEASE TYPE: **NNN** AVAILABLE: **Now**

DESCRIPTION

Climate controlled 7,000 sq ft industrial warehouse/office space I-35 and 2nd Street in Edmond, OK. This industrial/flex space is perfect for businesses seeking a versatile and functional workspace. Front office with breakroom, lobby, private offices, and bathroom. Climate controlled and insulated warehouses with central heat and air and lighting. LED Lighting. 2 x Bathrooms. ADA bathroom. Shower. Break room. Lobby and reception desk. Water heater. Kitchenette. Dishwasher. Icemaker. Washer/dryer hookup. Zoned light industrial. 3 Phase, 400 amp power. 3 x 12' grade level overhead doors. 1 x Dock high loading dock overhead door. Well water and septic system. Located with easy access to I-35 with highway frontage. Option to lease available yard for additional outdoor space.

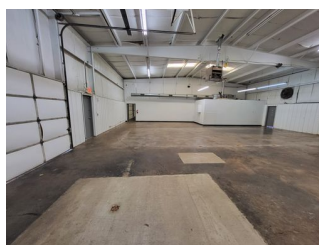
Contact us today to schedule a viewing and take the first step towards enhancing your operations. NNN charges: \$3.50/sq ft/yr. \$20 application fee. First month's rent, last month's rent, and security deposit due at lease signing. Tenant pays for all building expenses and utilities in addition to monthly base rent.

AMENITIES

- Dishwasher
- Washer/Dryer hookup
- Office
- Industrial/FLEX
- Building Signage
- Warehouse
- 3 Phase Power
- Central Heat and Air in Warehouse
- Lobby
- Private Offices
- Breakroom
- Tall ceilings
- Storage
- Zoned Industrial
- Central Heat and Air in office
- ADA Bathroom
- Shower
- 2 Bathrooms
- Insulated Overhead Doors
- Reception Desk
- 3 x Overhead door
- Well Water
- Septic System
- 400 amp power
- I-35 Access
- Kitchenette
- Icemaker
- Dock High Loading Dock

RENTAL TERMS

Rent	\$15,167.10
Security Deposit	\$16,917.10
Application Fee	\$20.00



View this listing online:

