

8060 NORTH GLADE AVENUE

OKLAHOMA CITY, OK 73132

**±3,000 RSF**

**\$2,340 / month (Total Includes NNN's)**



## PROPERTY HIGHLIGHTS

- 3,000/SF available (south half)
- 400 SF office (2 offices, reception and restroom)
- Building sits on the end of a quiet Cul-de-sac
- Central HVAC in office
- No columns providing clear span usable warehouse space
- 12'x14' overhead door (12' wide x 14' high)
- 21' height in center of building
- 7 total building on the cul-de-sac
- Three phase electric
- Concrete drive and concrete parking lot
- Skylights in the warehouse provide ample, free light
- Local, responsive ownership
- Zoning: I-2
- New LED lights in warehouse
- Owner agent

## LOCATION DESCRIPTION

Located south of NW Expressway & Rockwell Ave. and north of Wilshire. About 5 minutes east of John Kilpatrick Turnpike. Wiley Post Airport is a few blocks south of the property

## OFFERING SUMMARY

Available SF:	±3,000 RSF
Lease Rate:	\$7.50 / SF + \$1.86 / SF NNN (\$2,340 / total monthly)

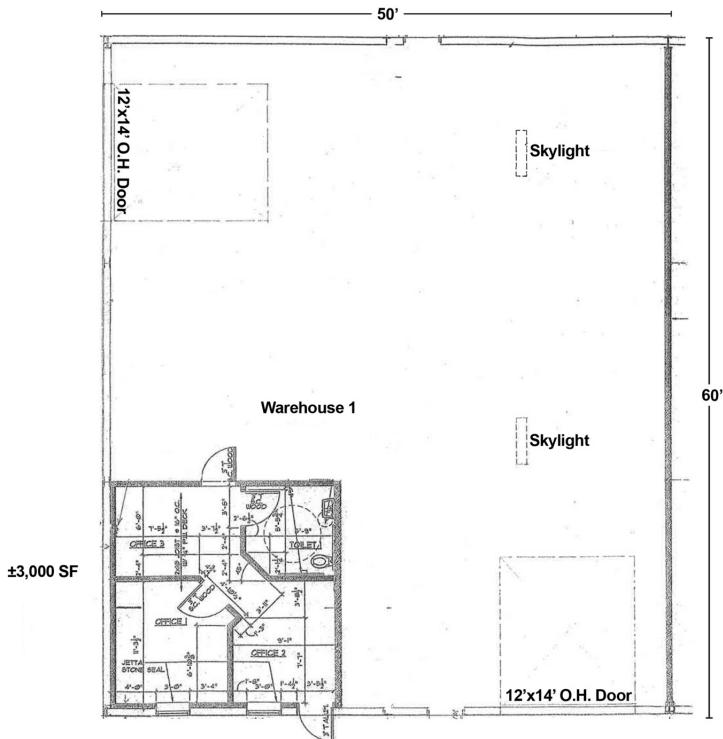
## TOM FIELDS

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