



## OFFERING SUMMARY

Available SF:	5,185 SF
Lease Rate:	\$4,950/mo. + NNN
NNN Rates:	
Insurance:	\$354/mo.
Taxes:	\$543/mo.
Utilities:	\$747/mo.
Total Building Size:	16,226 SF
Lot Size:	5.49 Acres
Year Built:	2011

## PROPERTY HIGHLIGHTS

- Located in a Research and Industrial Park Directly off HWY 9 and just 6 Miles East of 24th Ave SE
- 80/20 Warehouse/Office Split
- Heated Warehouse with Sunken & Covered Dock, 14' Door, 24' Walls
- Private Office Buildout (1,350 SF) that includes a Conference Room, Large Room, Small Office Space, and Restroom
- Easily Accessible to HWY 9 and I-35

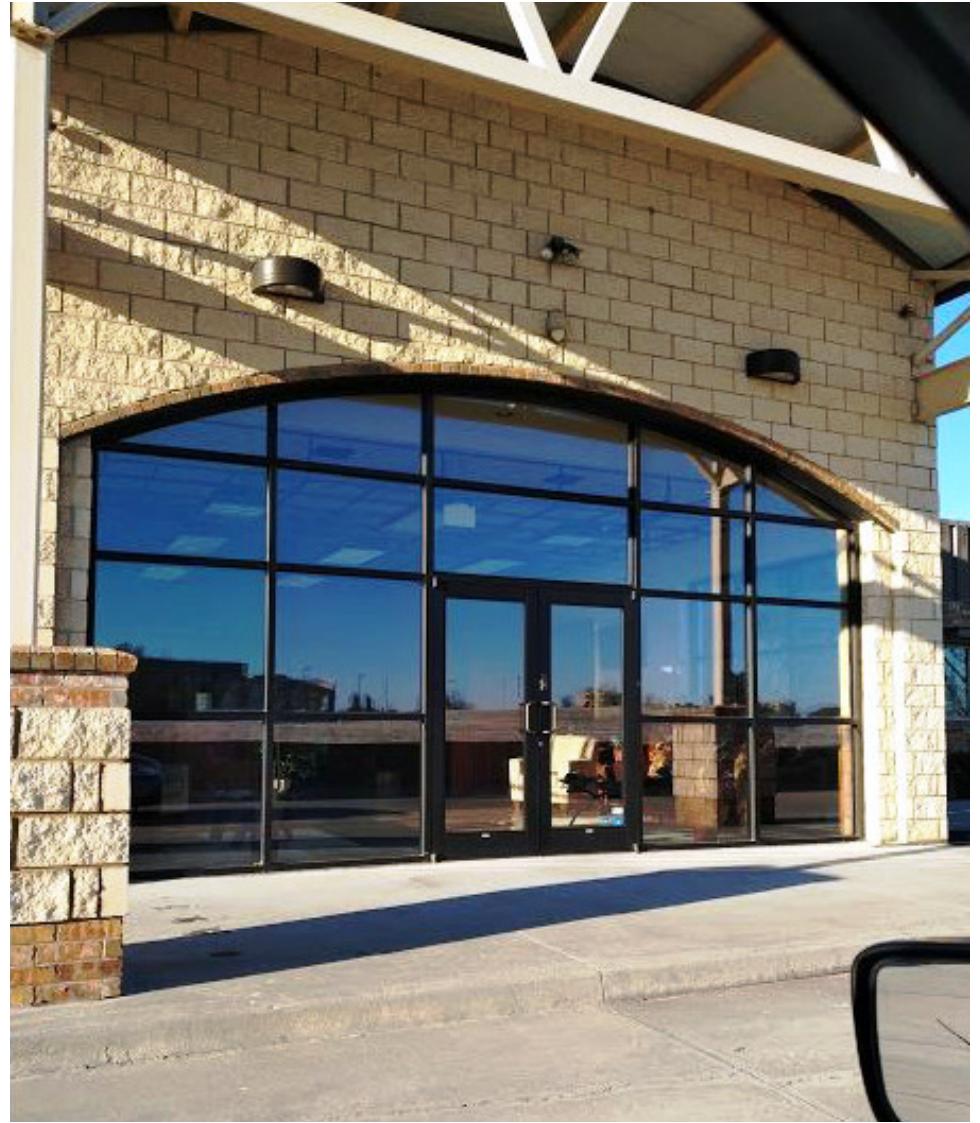
## JUDY J. HATFIELD, CCIM

Founding Principal

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2600 TECHNOLOGY PL  
NORMAN, OK 73071



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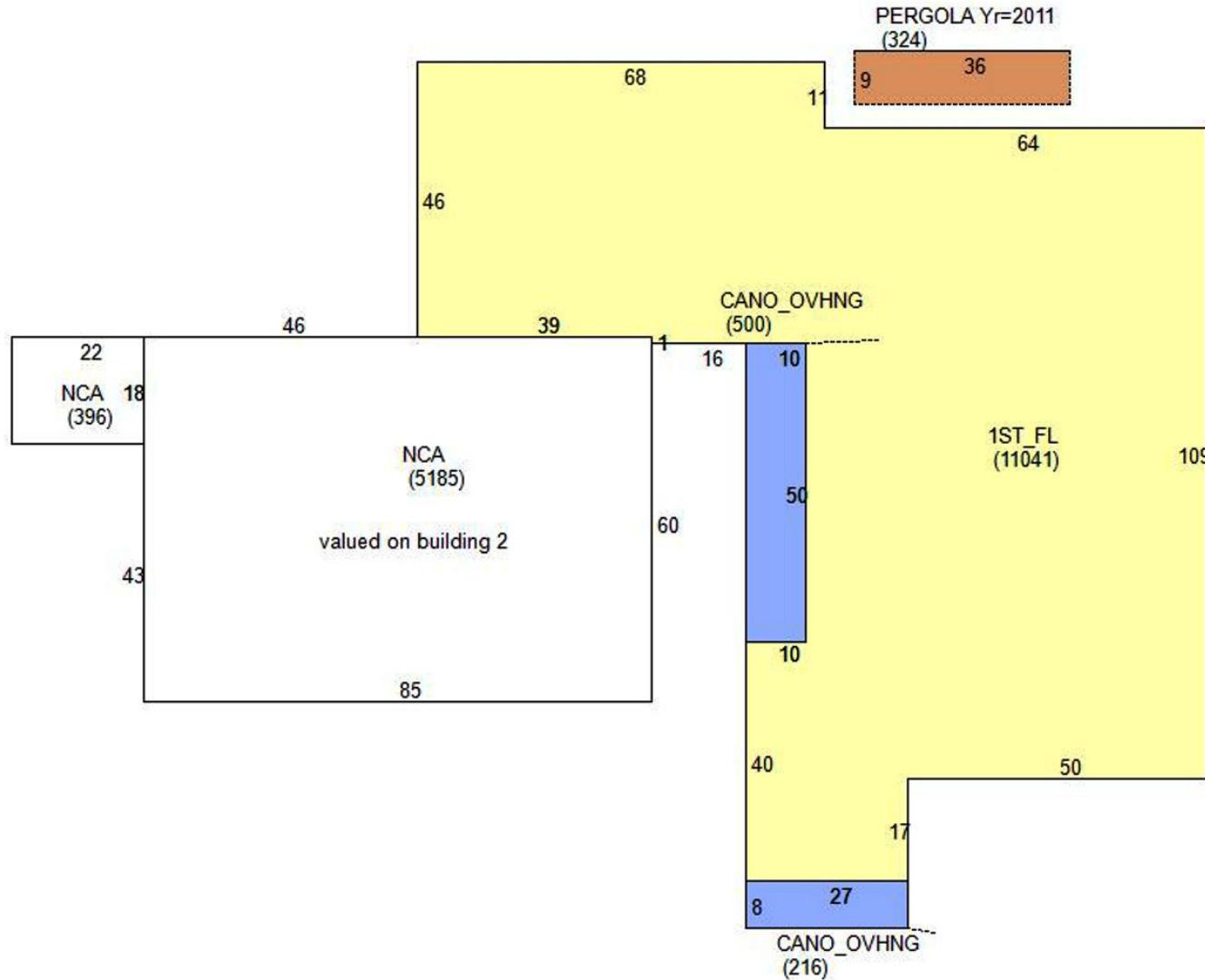
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