

3 Corporate Plaza

3613 NW 56th St, Oklahoma City, OK 73112

MC GEE COMMERCIAL REAL ESTATE



Eric Williams

ewilliams@mcgeecre.com

(405) 819-1638

McGee Commercial Real Estate

4324 Grant Blvd
Yukon, OK 73099

PROPERTY INFORMATION

Type: Office

Building Size: 51,695

Availability: 1,458 to 5,484 RSF

Rate: \$17.50/SF Full Service with Expense Stop

PROPERTY HIGHLIGHTS

3-Story Office Building renovated in 2025.

Combined with 5 Corporate Plaza, the 4.85 acre property provides 361 parking spaces or 3.68/1000.

Located near I-44, NW Expressway and other major traffic arteries add further appeal to the location.



Availability

3rd Floor Suite 300

Space Available	1,458 RSF
Rental Rate	\$17.50 / SF
Date Available	Now
Service Type	Full Service with expense stop
Built Out As	Partial Build-Out
Lease Term	Negotiable
Description	Recently demised space. Landlord open to provide allowance for new paint, carpet, lighting and minor improvements.

Availability

3rd Floor Suite 330

Space Available	3,107 RSF
Rental Rate	\$17.50 / SF
Date Available	Now
Service Type	Full Service with expense stop
Built Out As	Full Build-Out
Lease Term	Negotiable
Description	Previously occupied by Oklahoma Receivership.

3rd Floor Suite 340

Space Available	2,377 RSF
Rental Rate	\$17.50 / SF
Date Available	Now
Service Type	Full Service with expense stop
Built Out As	Shell Space
Lease Term	Negotiable
Description	Recently demised space. Landlord open to provide allowance for new paint, carpet, lighting and minor improvements.



THREE CORPORATE PLAZA - 3RD FLOOR PLAN

SCALE: 1/8" = 1'-0"

17,811 TOTAL SQ. FT.



