

FOR SALE



Property Highlights

\$ 3,000,000.00

**7655 E 41st Street
Tulsa, OK 74145**



April Vaughn
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LIC # 160138

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- 38,408 SF Industrial Warehouse with 17,230 SF of Office Space, positioned on 2.57 acres
- 3-Story, Steel-Constructed Facility With Elevator to Ensure Easy Access Across All Three Floors
- 42,000 AMPS 480v Electric
- 3-Ton & 5-ton Overhead Cranes
- Fire Suppression System
- Security System
- spray-Foamed for Enhanced Insulation and Energy Efficiency
- 50+ Parking Spaces
- Easy Access to Major Highways like I-44 and the Broken Arrow Expressway

