

**19,840 SF OFFICE/RETAIL**

**FOR LEASE**



**4900 Richmond Square, Oklahoma City, Oklahoma 73118**



7501 Broadway Extension  
Oklahoma City, OK 73116

Presented By:

**George W. Huffman**

CEO | Managing Broker

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[george@iwpok.com](mailto:george@iwpok.com)



PROPERTY OVERVIEW

Prime Office Space with Superior Location!! A must see property in the middle of a popular district in OKC. Situated at the SW intersection of I-44 & NW Expressway facing Valliance Tower to the north and 50 Penn Place to the west. Most suites have individual thermostats for great flexibility in operating hours.

Local & responsive ownership management which makes for a quick turnaround on showing, lease completion & ongoing lease modifications as your business needs change! This property offers a full service lease.

Spaces available range from 1,000 SF to over 4,000 SF.

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OFFERING SUMMARY

\$ 16.00 SF/ YEAR

AVAILABLE SF	19,840
LEASE TYPE	Full Service
TYPICAL TERM	3-5 Years
CO-BROKERAGE	3% Primary Term



FOR LEASE





SPACES	LEASE RATE	SPACE SIZE
Suite 103	\$16.00 SF/yr	1,649 SF
Suite 106	\$16.00 SF/yr	1,029 SF
Suite 110	\$16.00 SF/yr	2,864 SF
Suite 112	\$16.00 SF/yr	2,332 SF
Suite 200	\$16.00 SF/yr	4,311 SF
Suite 201	\$16.00 SF/yr	2,979 SF
Suite 203	\$16.00 SF/yr	1,088 SF
Suite 205	\$16.00 SF/yr	1,041 SF
Suite 206	\$16.00 SF/yr	959 SF
Suite 300	\$16.00 SF/yr	1,588 SF

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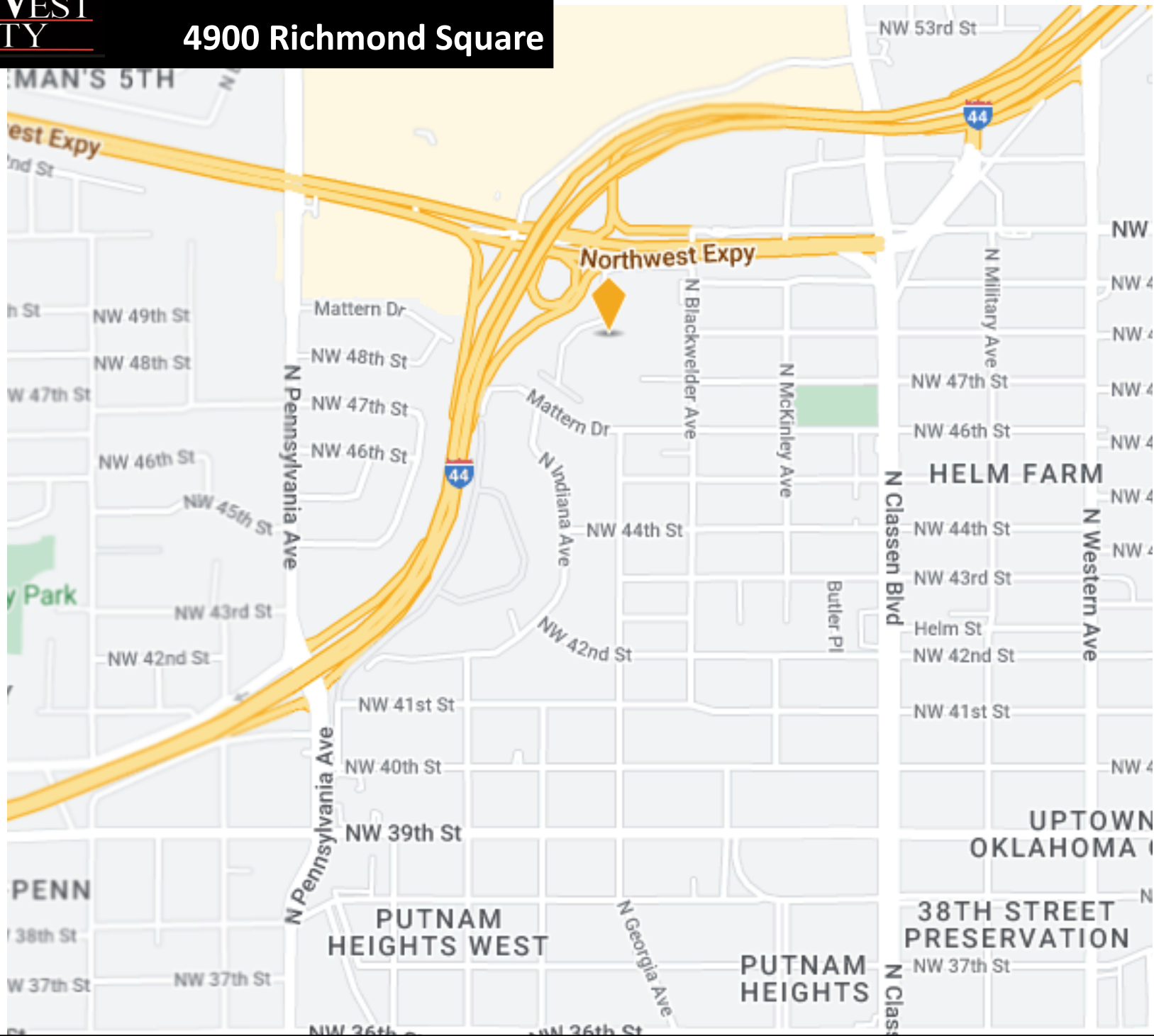
## Second Floor



## First Floor



**4900 Richmond Square**



**FOR LEASE**



### HIGHLIGHTS

- Superb Location
- Individual thermostat units
- Locally owned
- ADA restrooms & updated suites
- Immediate availability

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