

OKC⁵⁷⁷



2500 E I-240 SERVICE RD.

NEW INDUSTRIAL BUILDINGS | FOR LEASE

2200 - 2500 E I-240 SERVICE RD., OKLAHOMA CITY, OK

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NEWMARK
ROBINSON PARK

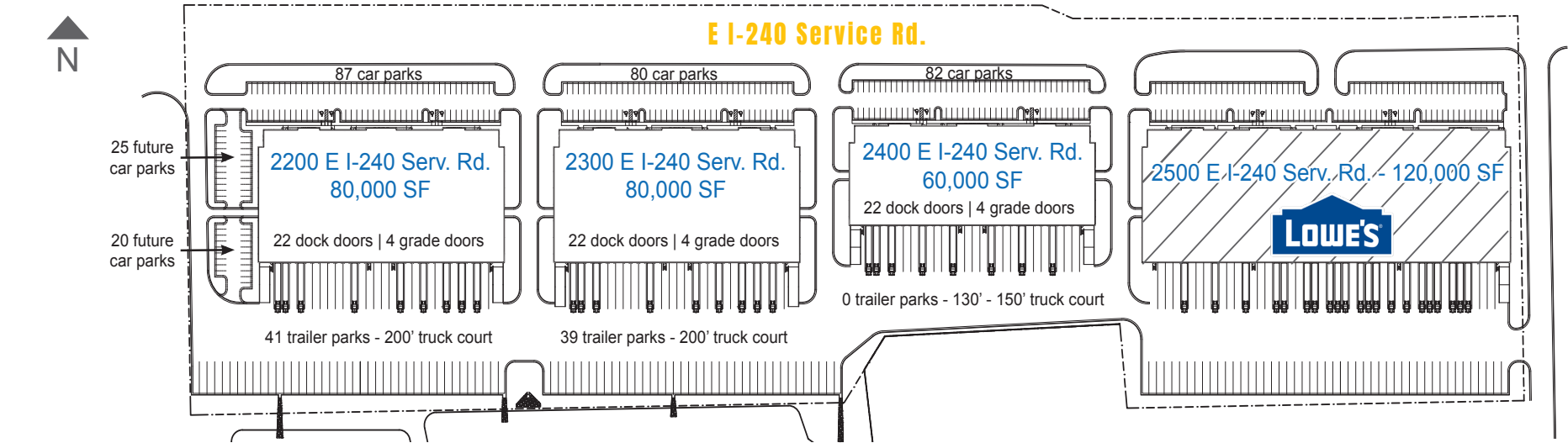
PROPERTY OVERVIEW

OKC 577 is a 577 acre± Master Planned park currently under construction one mile east of the I-35 and I-240 interchange. There is a new concrete two-way I-240 frontage road and 4-way I-240 interchanges on S Eastern & S Bryant as well as a new concrete four-lane central spine road through the park maximizing site access.

Locke Supply's 1.5M SF headquarters, located on the SE/c, is now complete and operating. OnCue's semi concept, located on the NW/c of the park, will be completed in December 2025. Site I is the first phase of the spec development and features four industrial buildings totaling 340,000 square feet on 24.9 acres. The 120,000 square foot building is 100% leased to Lowe's.



2200 E I-240 Serv. Rd.	2300 E I-240 Serv. Rd.	2400 E I-240 Serv. Rd.
80,000 SF Available	80,000 SF Available	60,000 SF Available
\$8.00/SF/YR (NNN)	\$8.00/SF/YR (NNN)	\$8.00/SF/YR (NNN)
TIA - \$8.00/SF	TIA - \$8.00/SF	TIA - \$8.00/SF
22 dock high doors	22 dock high doors	22 dock high doors
22 dock pits	22 dock pits	22 dock pits
4 grade level	4 grade level	4 grade level
32' clear height	32' clear height	32' clear height
50' x 50' column spacing	50' x 50' column spacing	50' x 50' column spacing
200' truck court	200' truck court	130' - 150' truck court
41 trailer parks	39 trailer parks	No trailer parks
87 car parks (45 future)	80 car parks	82 car parks
LED lighting	LED lighting	LED lighting
Divisible to 30,000 SF	Divisible to 30,000 SF	Divisible to 15,000 SF
Available Now	Available Now	Available Q4 2025



PARK HIGHLIGHTS

Industrial, office and retail pad sites available

Contiguous land sites available up to 235 acres

Potential building sizes range from 20,000 SF - 2M SF

State and federal incentive zones

Rail adjacent to park - BNSF Logistics Center ([link](#))

All utilities to site

Heavy power and large water & sewer capacity

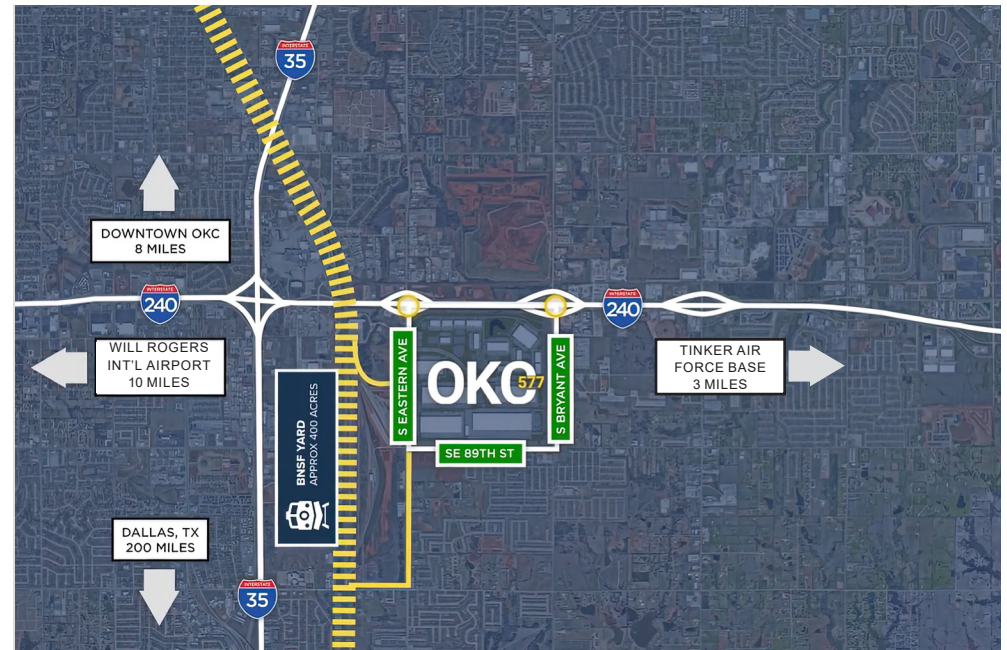
3 miles west of Tinker Air Force Base

10 miles east of Will Rogers International Airport

www.OKC577.com



*The park is not platted, so any site or building can be modified to suit a user's specific needs



OKC 577



2500 E I-240 SERVICE RD.

NEWMARK
ROBINSON PARK

204 N. Robinson, Ste 700 OKC, OK, 73102 | for more information, visit us at
110 W. 7th, Ste 2600 Tulsa, OK, 74119 | **NEWMARKRP.COM**

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