



# CANDY FACTORY BUILDING | FOR SALE

1 E SHERIDAN, OKLAHOMA CITY, OK 73104

**BRANDON BIRDWELL**  
bbirdwell@newmarkrp.com  
O: 405.463.3239 C: 405.612.4639

**NEWMARK**  
ROBINSON PARK



# 1 E SHERIDAN AVE / FOR SALE



## PROPERTY OVERVIEW

The Candy Factory at 1 E Sheridan Ave is a historic, seven-story office building originally constructed in 1914 and modernized in 2007. It sits prominently within the Bricktown Core Development zoning district, directly on the Bricktown loop of the Oklahoma City streetcar line. Just blocks from the Central Business District, it's within walking distance of key destinations such as Scissortail Park, the Oklahoma City Convention Center, Chickasaw Bricktown Ballpark, Paycom Arena, and the picturesque Bricktown Canal.

## DETAILS

Floor 1 Price	\$1,650,000
Floor 7 Price	\$1,650,000
Building Size	68,604 SF
Year Built / Renovated	1914 / 2007
Market	Oklahoma City

## HIGHLIGHTS

Distinctive "Candy Factory" landmark blending historic character with modern updates.

Located in the Bricktown Core Development zoning district

Features include 24-hour controlled access & security

Signage opportunities available