

PARKLAWN MEDICAL BUILDING 2801 PARKLAWN DRIVE MIDWEST CITY, OK 73110



LOCATION DESCRIPTION

Situated in Midwest City, OK, this thriving area offers convenient access to Tinker Air Force Base, Midwest Regional Medical Center, and an abundance of well-regarded restaurants and retail establishments. The vibrant community fosters a conducive environment for business, with notable corporations and government entities nearby. The property's prime location ensures a strong foundation for your office building investment, inviting you to capitalize on the area's promising economic landscape and strategic positioning for sustained prosperity.

PROPERTY HIGHLIGHTS

- Renovated in 2022
- Prime East area location
- Modernized amenities
- Strategic investment opportunity
- Classic charm with contemporary appeal
- Ideal for office building investors

OFFERING SUMMARY

Suite 101:	±6,006 RSF
Suite 102:	±598 RSF
Suite 207:	±3,007 RSF
Suite 305:	±1,174 RSF
Suite 400:	±976 RSF
Suite 404:	±2,205 RSF

Lease Rate:	\$16.00 SF/yr (Full Service)
--------------------	------------------------------

Lot Size:	2.03 Acres
------------------	------------

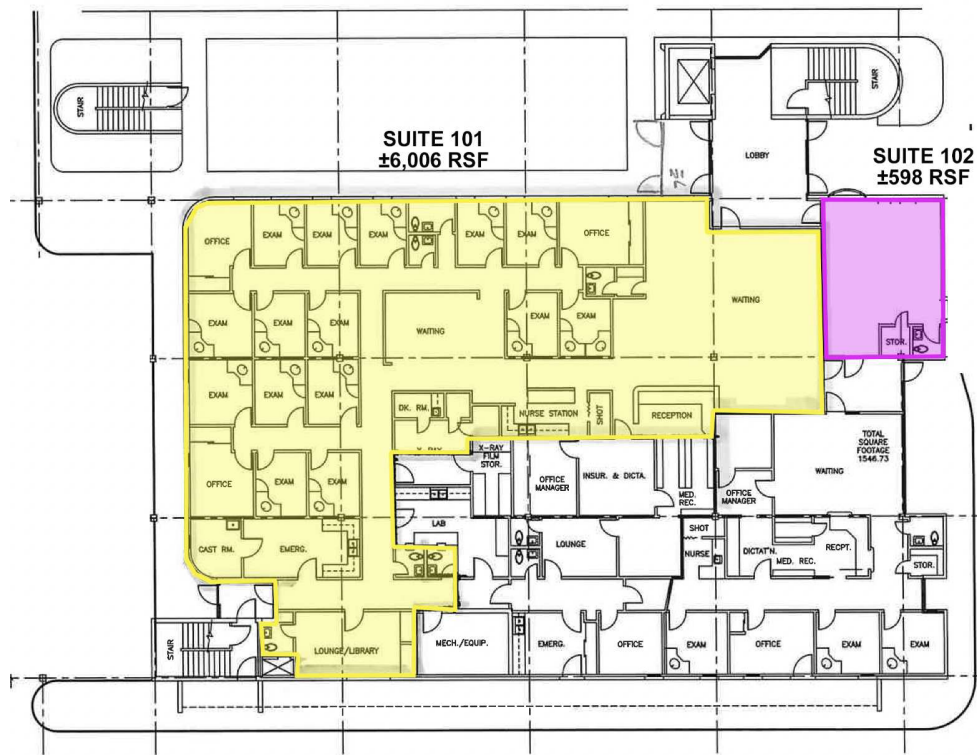
Building Size:	±50,148 SF
-----------------------	------------

C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206

PARKLAWN MEDICAL BUILDING 2801 PARKLAWN DRIVE MIDWEST CITY, OK 73110



SUITE 101

- ±6,006 RSF
- 15 Exam rooms with water
- 3 Doctor's offices
- 1 Lab
- 1 Exterior exit
- 4 Private restrooms
- 1 Reception
- 1 Reception desk built in
- 2 Breakrooms

SUITE 102

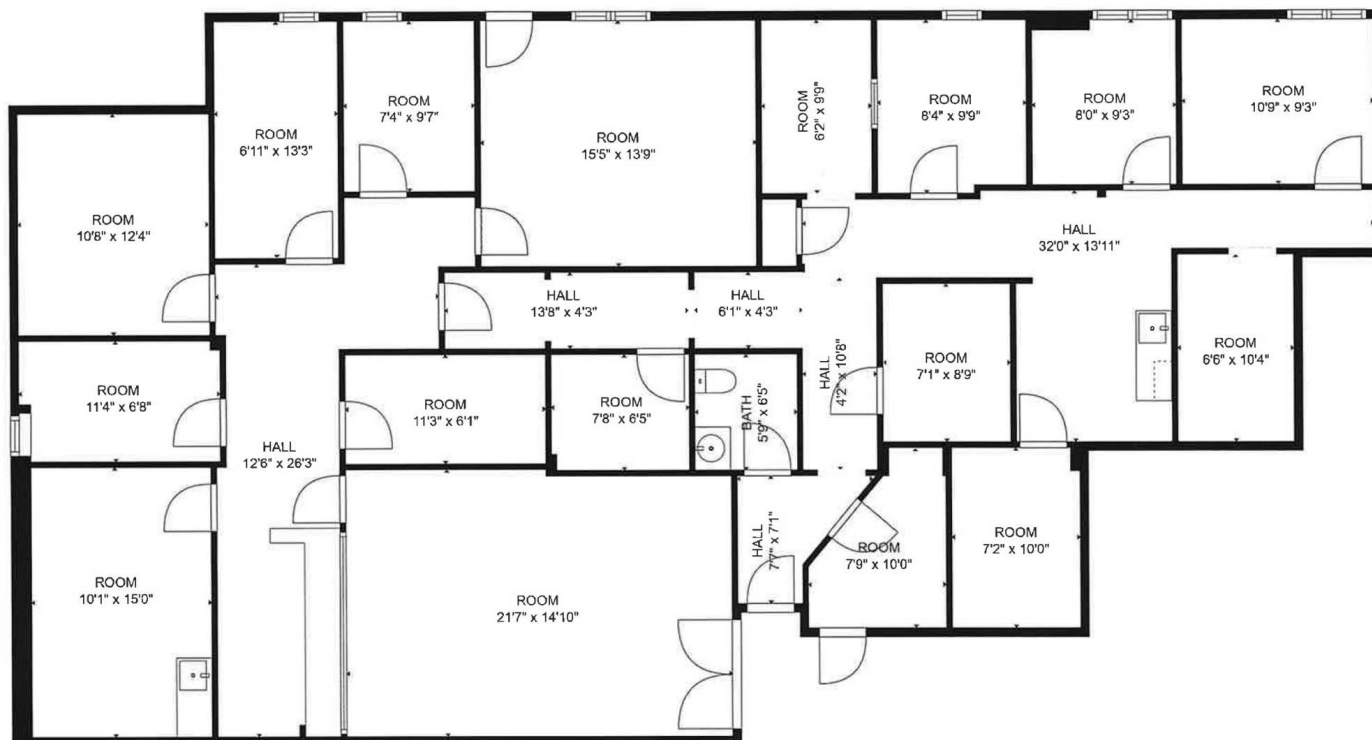
- ±598 RSF

C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206

PARKLAWN MEDICAL BUILDING 2801 PARKLAWN DRIVE MIDWEST CITY, OK 73110



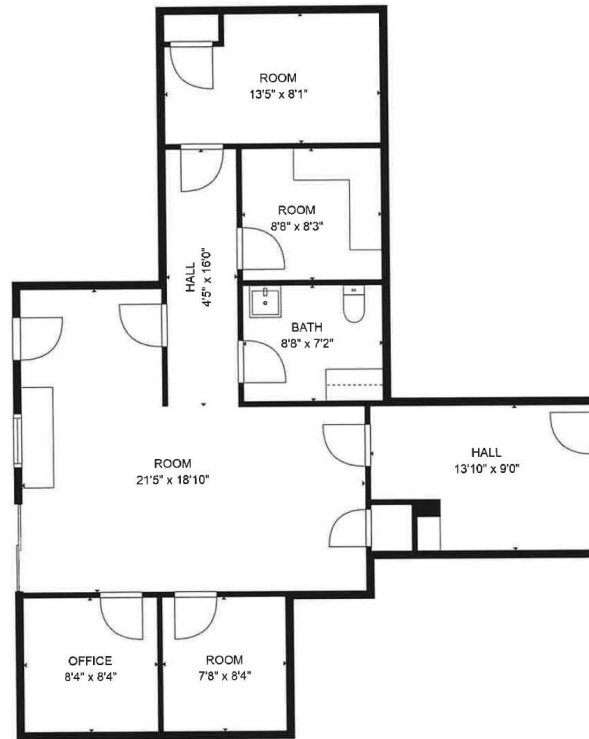
SUITE 207

- ±3,007 RSF
- 14 Private offices
- 1 Conference room
- 1 Large waiting room
- 1 Private restroom

C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206



SUITE 305

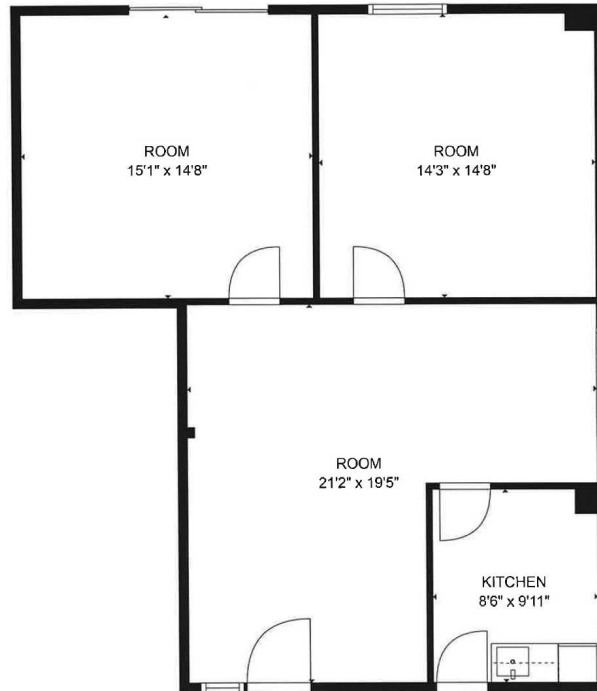
- ±1,174 RSF
- 4 Private offices
- 1 Shared room
- 1 Private restroom

C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206

PARKLAWN MEDICAL BUILDING 2801 PARKLAWN DRIVE MIDWEST CITY, OK 73110



SUITE 400

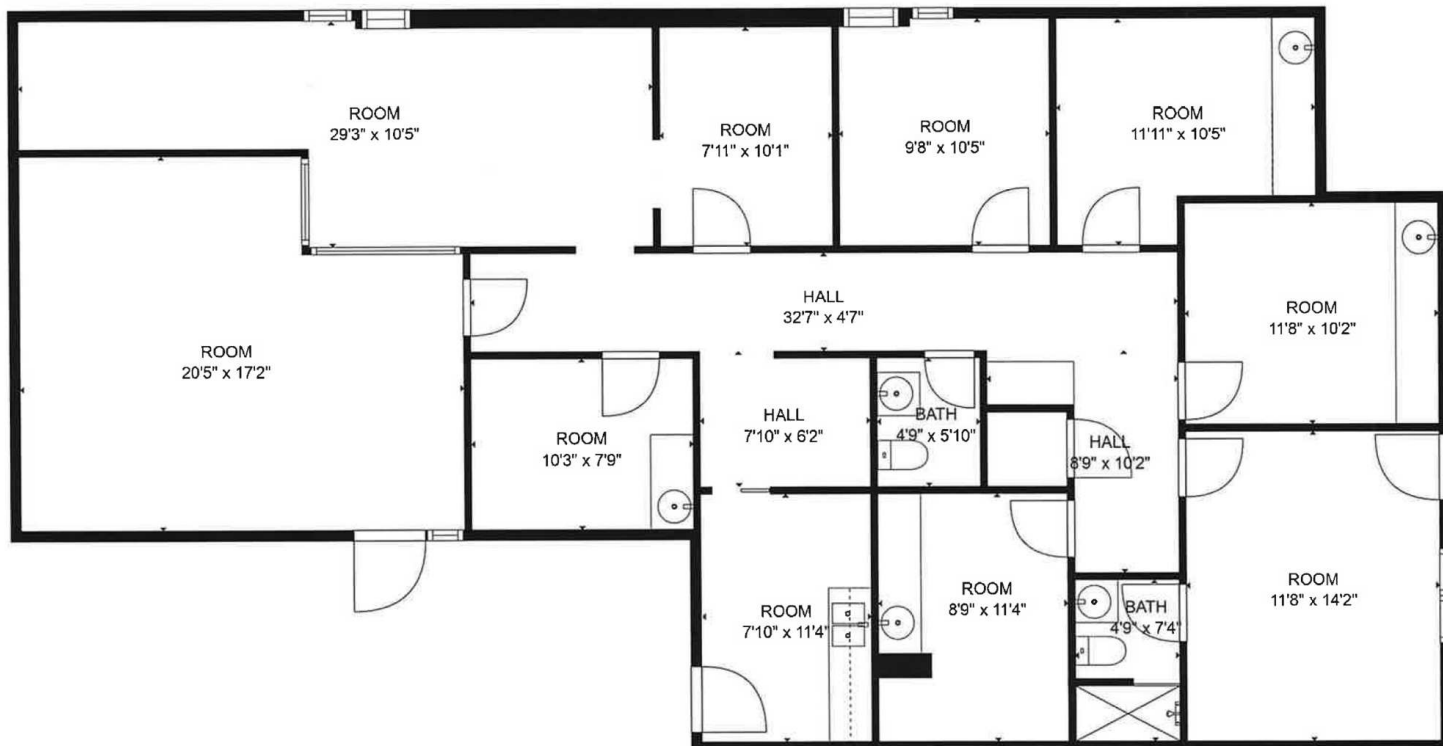
- ±976 RSF
- 2 Offices
- 1 Reception
- 1 Kitchen

C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206

PARKLAWN MEDICAL BUILDING 2801 PARKLAWN DRIVE MIDWEST CITY, OK 73110



SUITE 404

- ±2,205 RSF
- 1 Reception Area
- 1 Reception / Admin office adjoining to file room
- 7 Private offices - 4 with water
- 2 Private restrooms
- 1 Conference room

C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206

PARKLAWN MEDICAL BUILDING 2801 PARKLAWN DRIVE MIDWEST CITY, OK 73110



C. DEREK JAMES

djames@priceedwards.com

O: 405.239.1206