

6525 N. Meridian Avenue

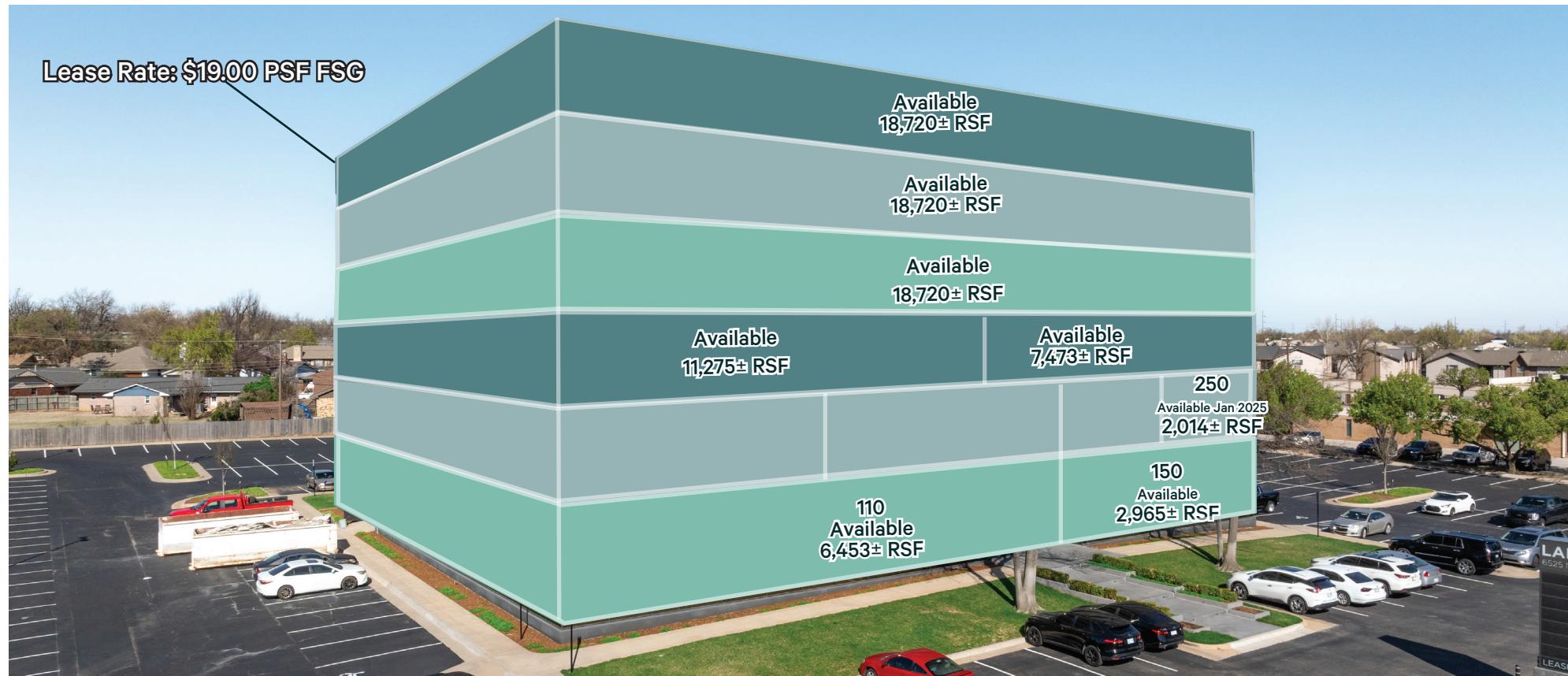
Oklahoma City, Oklahoma 73116



Amy Dunn, CCIM
First Vice President
+1 405 209 3656
amy.dunn@cbre.com

Tori Meyer
Associate
+1 405 550 4474
tori.meyer@cbre.com

Great Opportunity for 20,000 SF - 50,000 SF Tenants



Availabilities

- + (8) Suites Available
- + Suite 110: 6,453± SF
- + Suite 150: 2,965± SF
- + Suite 250: 2,014± SF
- + Suite 350: 11,275± SF
- + Suite 370: 7,473± RSF
- + Suite 400: 18,720± RSF
- + Suite 500: 18,720± RSF
- + Suite 600: 18,720± RSF

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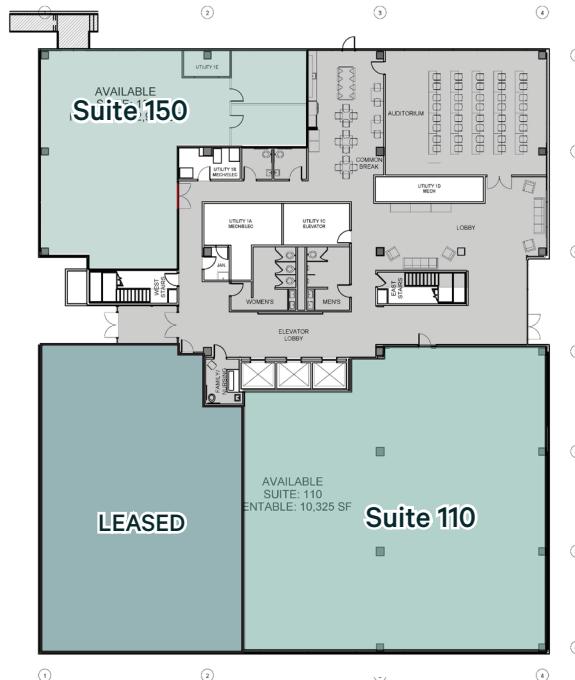
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Property Details

- + Building Size: 106,500± SF
- + Available Space: 2,014- 90,212± RSF
- + Lot Size: 4.16± AC
- + Built in 1983, Renovated in 2020
- + 6 Stories
- + Well-maintained mature landscape
- + Ample Parking
- + 750 kw generator with a 48-hour diesel fuel tank

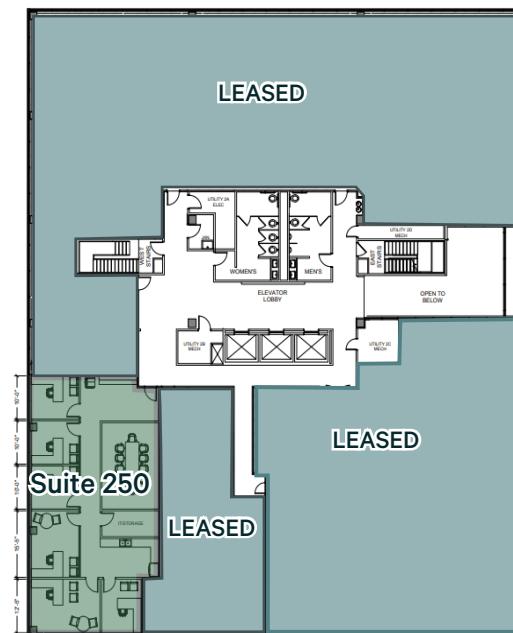
- + Conference center with AV systems & touch screen, Wifi capable smart TV, auditorium seating of 40+ & well-supported catering kitchen
- + Easy access to NW Expressway and Lake Hefner Parkway
- + Amenity rich destination office building
- + Surrounded by multiple restaurants, retail shops, and other businesses

Floor 1

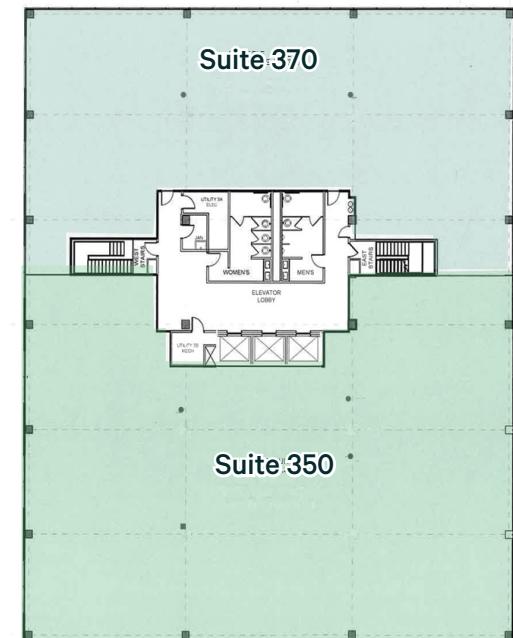


Floor 2

*Move-In Ready - January 2025



Floor 3



Suite 110

+ 6,453± RSF

Suite 150

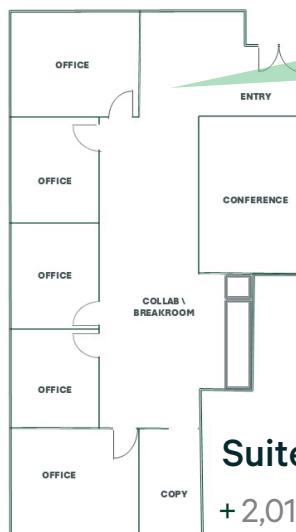
+ 2,965± RSF

Suite 350

+ 11,275± RSF

Suite 370

+ 7,473± RSF



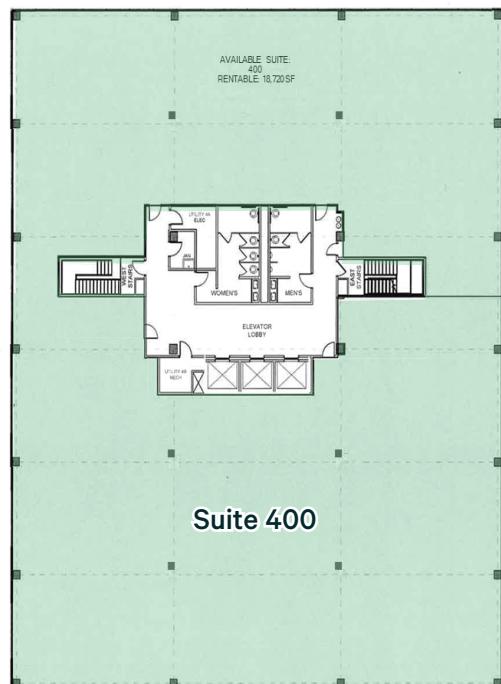
Move-in Ready

Suite 250*
+ 2,014± RSF

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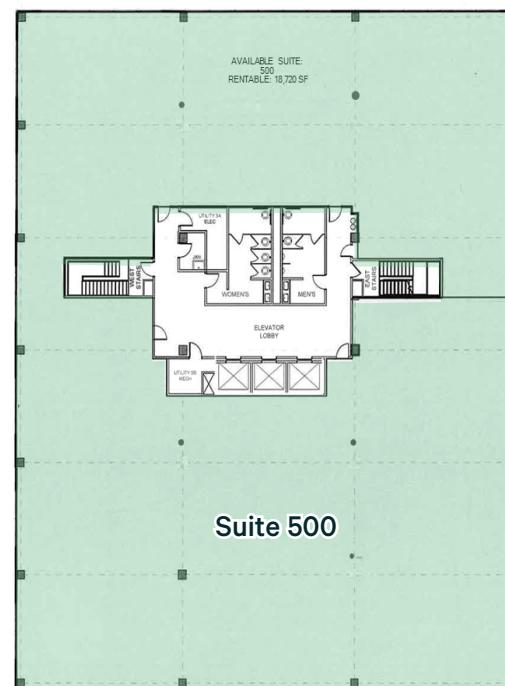
Floor 4



Suite 400

+ 18,720± RSF

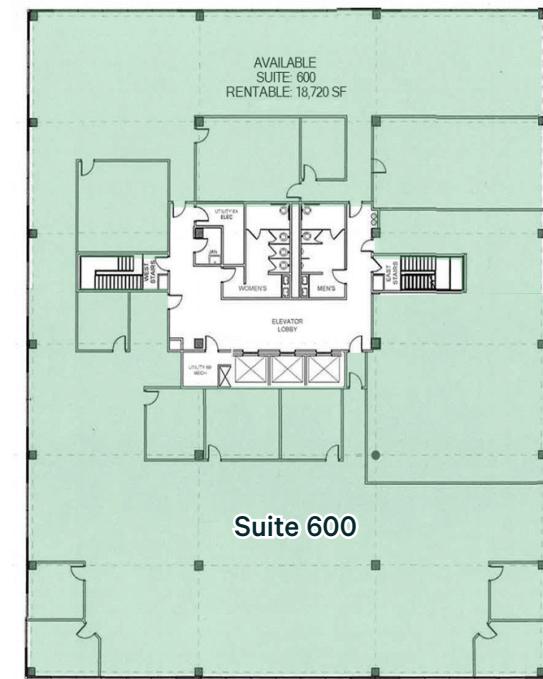
Floor 5



Suite 500

+ 18,720± RSF

Floor 6



Suite 600

+ 18,720± RSF



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Lease Rate: \$19.00 PSF FSG

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