



**N O W   L E A S I N G**

**OAK HOLLOW INDUSTRIAL PARK**

9201 Polaris Drive

Oklahoma City, Oklahoma 73149

**Building Size: 60,000 sf**

**Available sf: 20,000 sf.**

**Lease Rate: \$7.75 / NNN**



**SE Okla. City near  
I-35 & SE 89th Street**



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[www.vanguarddevelopment.com](http://www.vanguarddevelopment.com)

- **Building Size: 60,000 sf ±**
- **Avail. sf: 20,000 sf** (includes 1,600 sf. office)
- **Zoning: I-2 Industrial**
- **10 Dock High Doors (9' x 10')**
- **4 Grade Level Door (12' x 14')**
- **Interior Clear Height: 31'**
- **Truck-Court Depth: 145'**
- **50' x 50' Interior Column-Spacing**
- **3-Phase OG&E electrical (270/480)**
- **Immediate Highway Access to I-35 and I-240**
- **ESFR Fire Sprinkler**
- **Close proximity to restaurants, retail, hotels & hospitals**
- **Neighboring tenants include Lockheed Martin, Johnson Controls, Cox Automotive, Service Master & Win Supply**







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### ACCESSIBILITY

- Ideally located at SE 89th Street near I-35 and I-240
- Minutes from Norman and south Oklahoma City trade areas