

# Gerald L. Gamble Co.

*Commercial and Industrial Realtors*

204 N. Robinson, Suite 1450 Oklahoma City, OK 73102 Tel. 405-232-1138 Fax 405-239-6805 www.geraldgambleco.com

## FOR LEASE

**24,000± SQ.FT. WAREHOUSE WITH OFFICE**

**306 N. Meridian Ave., Suite C**

*Oklahoma City, OK*



### PROPERTY FEATURES

24,000± Sq.Ft. Distribution Warehouse with 22-Ft. Ceiling Height

3,500± Sq.Ft. Air-Conditioned Office & Showroom Space

2 Dock-Level Overhead Doors with In-Floor Dock Levelers Plus 1 Door with Ramp

Tilt-Up Concrete Construction with Exposed Aggregate Finish ~ Fully Sprinklered

Zoned "I-2" Moderate Industrial ~ Ideal Location with Close Proximity to I-40 & Entire Interstate System

Landlord Maintains Roof & Exterior Structural Walls

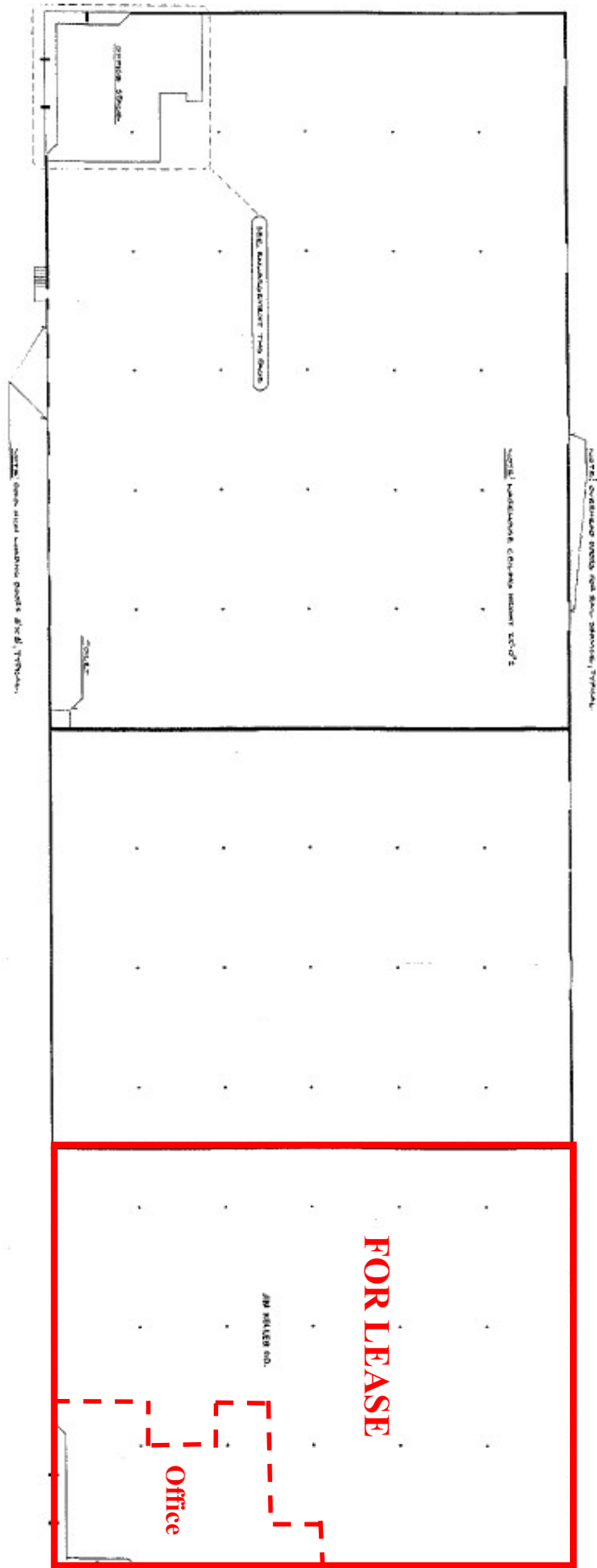
FOR LEASE: \$6.25 Per Sq.Ft. Per Year Base Rent, Plus \$1.50 Per Sq.Ft. Per Year Operating Expenses



*For Further Information Contact  
Gerald L. Gamble (405)232-1138  
[gambleokc@geraldgambleco.com](mailto:gambleokc@geraldgambleco.com)*



The above statements, while not guaranteed, are from sources believed to be reliable.  
Offered subject to sale, change or withdrawal.

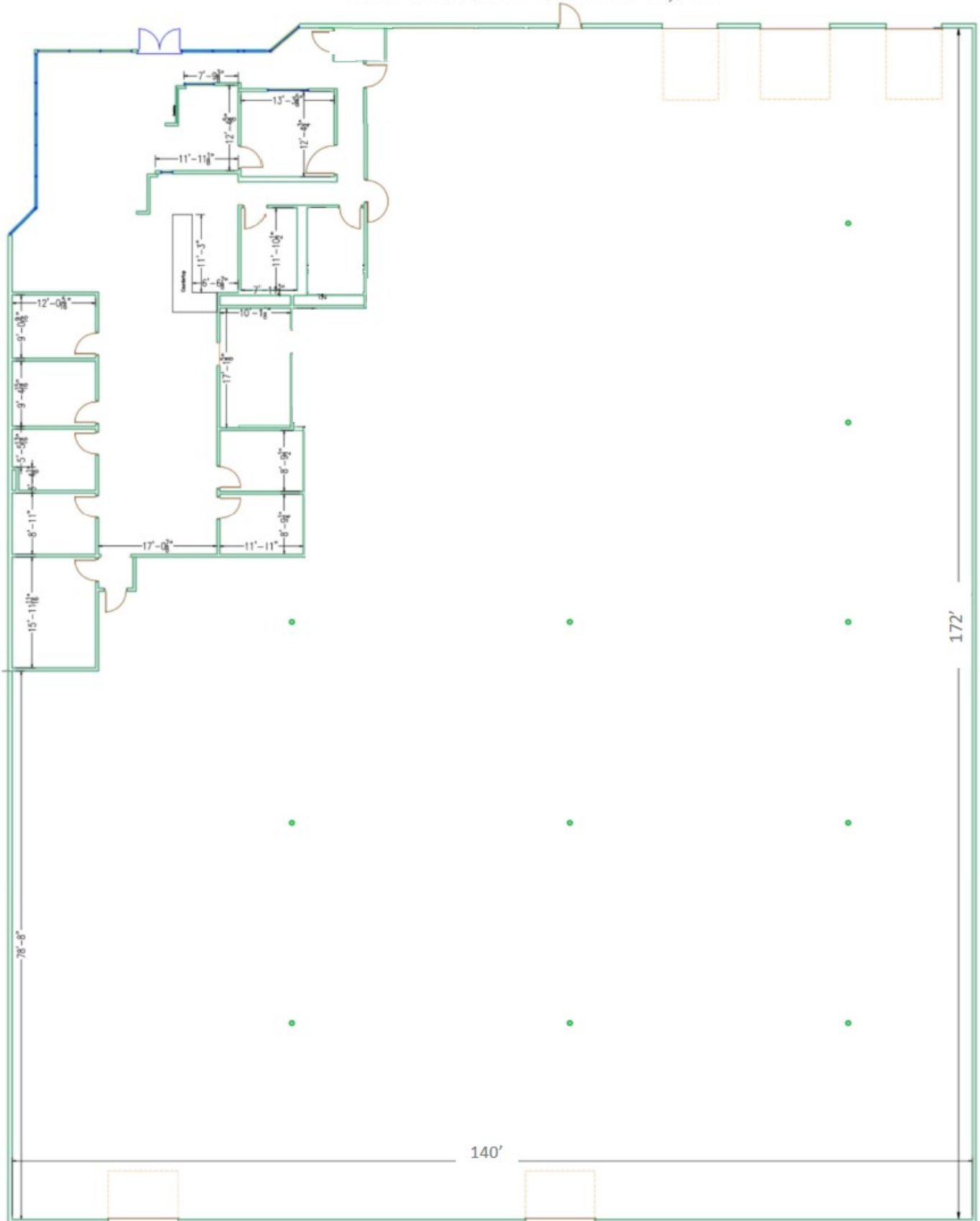


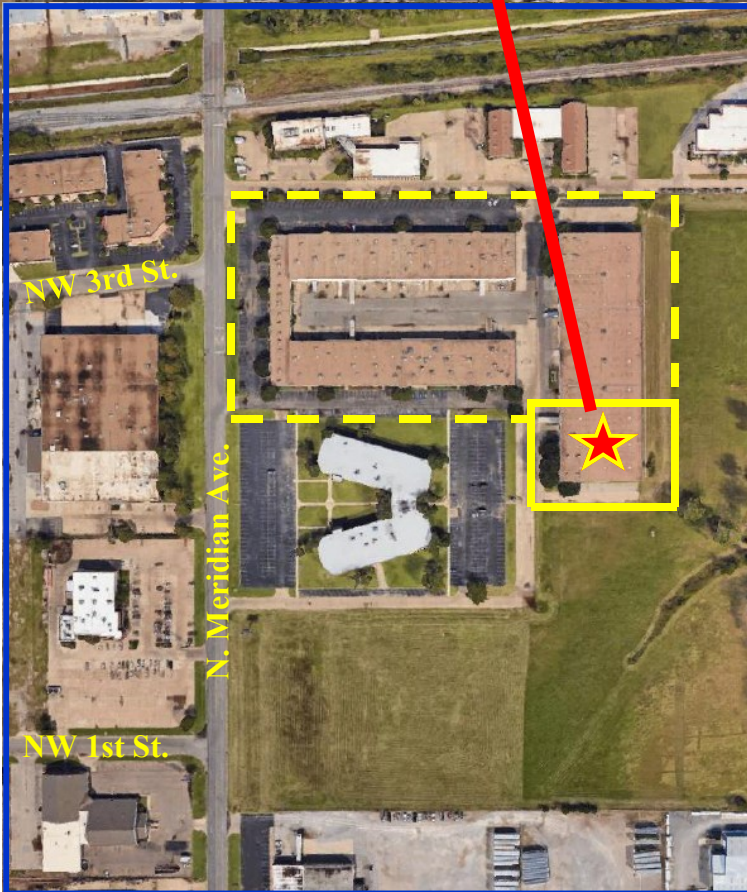
**306 N. Meridian Ave., Suite C**  
**24,000± Sq.Ft.**

# FLOOR PLAN

306 N. Meridian Ave. ~ Suite C

306 N Meridian, Suite C, Oklahoma City, OK





**MERIDIAN  
BUSINESS PARK**

**306 N. Meridian Ave.  
Suite C  
Oklahoma City, OK**

**24,000± Sq.Ft.**



**MERIDIAN  
BUSINESS PARK**

**306 N. Meridian Ave.  
Suite C  
Oklahoma City, OK**

**24,000± Sq.Ft.**

**3,500± Sq.Ft.  
Office/Showroom Space**



**20,500± Sq.Ft.  
Warehouse Space**

