



PRICE: \$4,290,000 (OR SOLD INDIVIDUALLY)

5700 N BRYANT AVE

Oklahoma City, OK 73121

Brock Lytton

Broker
405.250.9596
brock@moriahrealestate.com

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VIDEO

Property Description

*Buildings to be sold individually or together. POA to be established. Strategically located along I-35 near the I-44 and I-35 Interchange in North Oklahoma City, this **high-visibility property** offers a prime opportunity for an owner/user seeking both exposure and additional rental income. Built in 2020 with recent capital improvements, the facility consists of **four buildings totaling 31,500 SF**. Each building can be divided into suites as small as **2,100 SF**, with the current layout comprising **10 units**, expandable to **15 units**. Don't miss this exceptional investment opportunity. *Pending FINAL City Council approval

Offering Summary

Sale Price: \$4,290,000

Location Description

Located off of N Bryant Avenue between NW 50th and NW 63rd, this prime location provides quick access to I-35, I-44, and I-40, making it exceptionally convenient for transportation and commuting.

Property Highlights

- Multi-Tenant Buildings
- Zoning: I-1 | Utilities: City Water/Commercial Aerobic
- 15 Grade Level Doors (14x14)
- Low Maintenance Property
- For Owner User or Investment

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Building Layout

Bldg. D
6,300 SF
\$850,000

Bldg. C
8,400 SF
\$995,000

Bldg. B
8,400 SF
\$995,000

Bldg. A
8,400 SF
\$1,450,000



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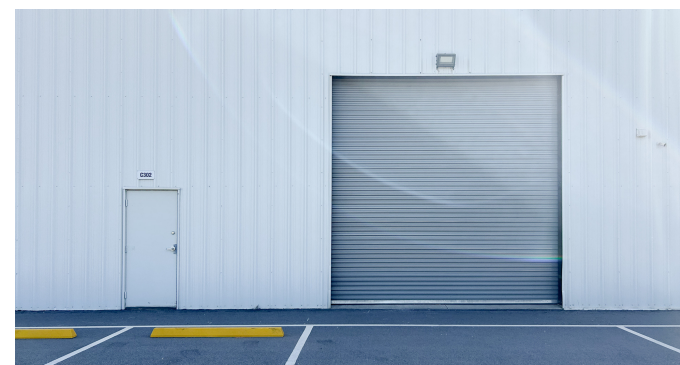
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