

AVAILABLE

3600 VALLEY PARK DRIVE
EL RENO, OKLAHOMA

Available On or Before March 1, 2026



Size: 3,949 SF (office space included)

Rent: \$3,000/month NNN

Yard Space: ~1.2 Acres

Power: Heavy 3-Phase Power

Overhead Doors: Two at 10'w x 12'h

Right Off I-40 and Highway 81

Jonathan Thompson

Partner

(405) 406-4045

JThompson@TrioCRE.com

OK Lic #170776

TRIO | CRE



El Reno is a growing city strategically located just 20 miles west of Oklahoma City at the intersection of Route 66 and Highway 81 and along I-40. El Reno is an ideal location for manufacturing, distribution and service businesses because of the efficient highway and rail access as well as technical training at nearby Canadian County Career Technology Center with an enrollment of nearly 11,000.

DEMOGRAPHICS

From Property	1 mile	3 miles	10 miles
2024 Population	458	17,082	29,000
2024 Households	165	6,513	10,411
Avg HH Income	\$96,207	\$60,669	\$75,416
Median HH Income	\$104,970	\$44,840	\$57,447
Median Age	37.9	35.6	38.6

AVAILABLE ON OR BEFORE MARCH 1, 2026