

6800 MAIN STREET  
OKLAHOMA CITY, OK 73169



Industrial Warehouse For Lease

6,205 SF on 0.45 Acres MOL

Lease Price: \$7.50/SF/NNN

**NAI**RED COMMERCIAL  
REAL ESTATE

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## PROPERTY OVERVIEW

TOTAL SF 6,205 SF +/-

LOT SIZE 0.45 ACRES +/-

YEAR BUILT 2021

ZONING I-1

YARD FENCED

CEILING HEIGHT 16'

POWER 3 PHASE 400 AMP

- Freestanding Industrial Warehouse with Modern Construction
- 5,605 SF Clear Span Warehouse & 600 SF Finished Office
- On-Site Parking (9 Spaces) with Ample Concrete Apron
- Ideal for Contractors, Service Companies, Light Manufacturing, Distribution & Owner-Operators

## DEMOGRAPHICS



### POPULATION

1 MILE: 2,310

3 MILES: 18,186

5 MILES: 70,775



### AVERAGE HOUSEHOLD INCOME

1 MILE: \$87,275

3 MILES: \$112,173

5 MILES: \$87,425



### TOTAL HOUSEHOLDS

1 MILE: 782

3 MILES: 5,845

5 MILES: 25,167



2.5 MILES FROM  
WILL ROGERS  
WORLD AIRPORT  
4 MILES FROM I-44  
5 MILES FROM I-40



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# 6800 MAIN STREET AERIAL



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