

**ALLIANCE COMMERCE CENTER
UP TO 122,427 SF**

FOR LEASE



615 W. Wilshire Blvd., Oklahoma City, OK, 73116



7501 Broadway Extension
Oklahoma City, OK 73116

Presented By:

George W. Huffman

CEO | Managing Broker

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Assisted By:

Heather Wolf

Broker Assistant

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PROPERTY OVERVIEW

From 18,464 to 122,427 sf flex-use Office/Warehouse has an unparalleled location fronting on Wilshire Boulevard between Broadway Extension and Nichols Hills!!!

Features include: 12 overhead doors with one ramped drive thru, and the other 11 are dock high. See the attached floor plan for layout. Spaces include offices, break rooms, kitchen, storage, restrooms and utility closets.

This property is well maintained and ready for immediate occupancy, and landlord will allow tenant remodeling within reason to fit specific tenant needs. Whether you're in manufacturing, distribution, or any business that requires a flexible workspace with the best visibility, this building can be your solution.

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OFFERING SUMMARY

\$10.00 / SF

SUITE 1000 46,323 SF

SUITE 1100 57,640 SF

SUITE 1250 18,464 SF

LEASE TYPE NNN

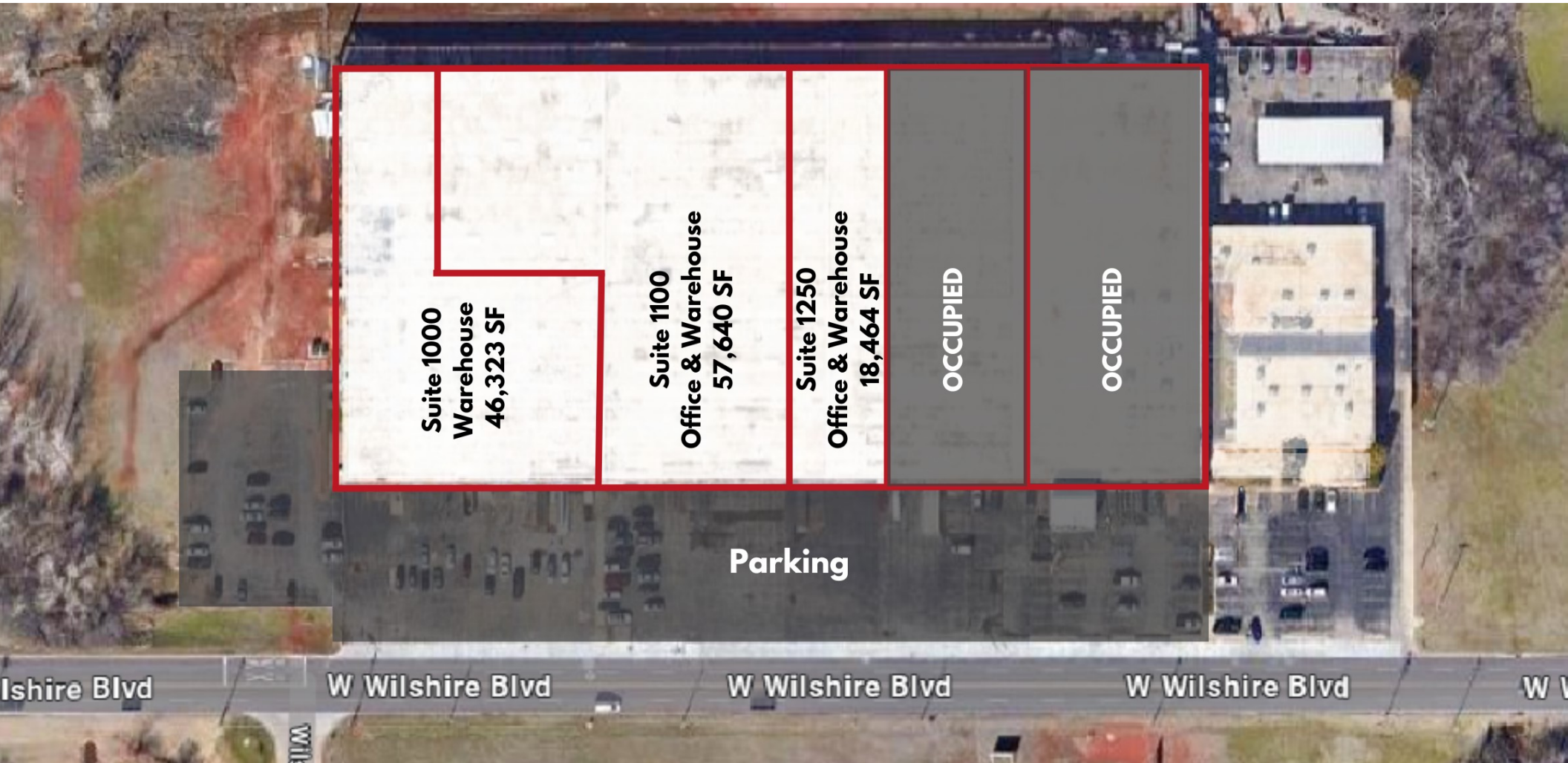
TYPICAL TERM 3-5 Years

CO-BROKERAGE 3% Primary Term



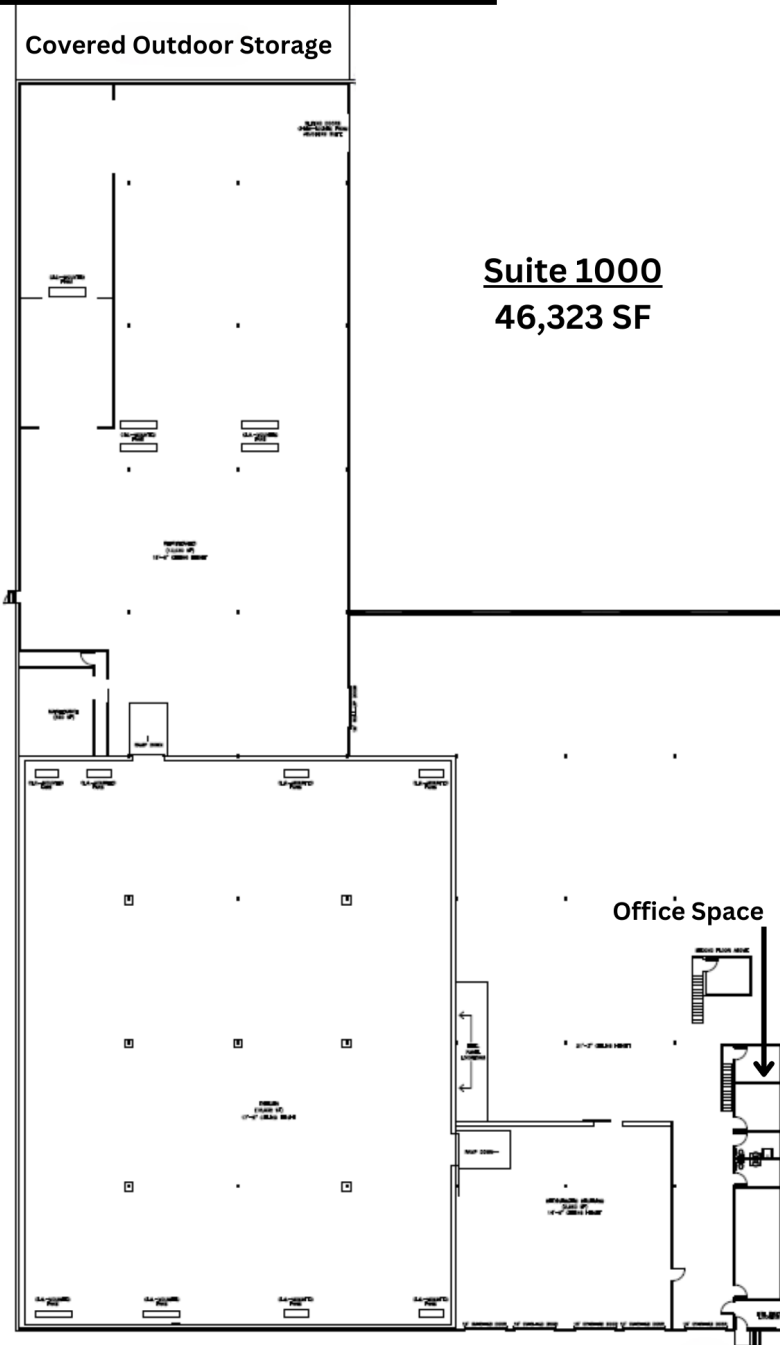
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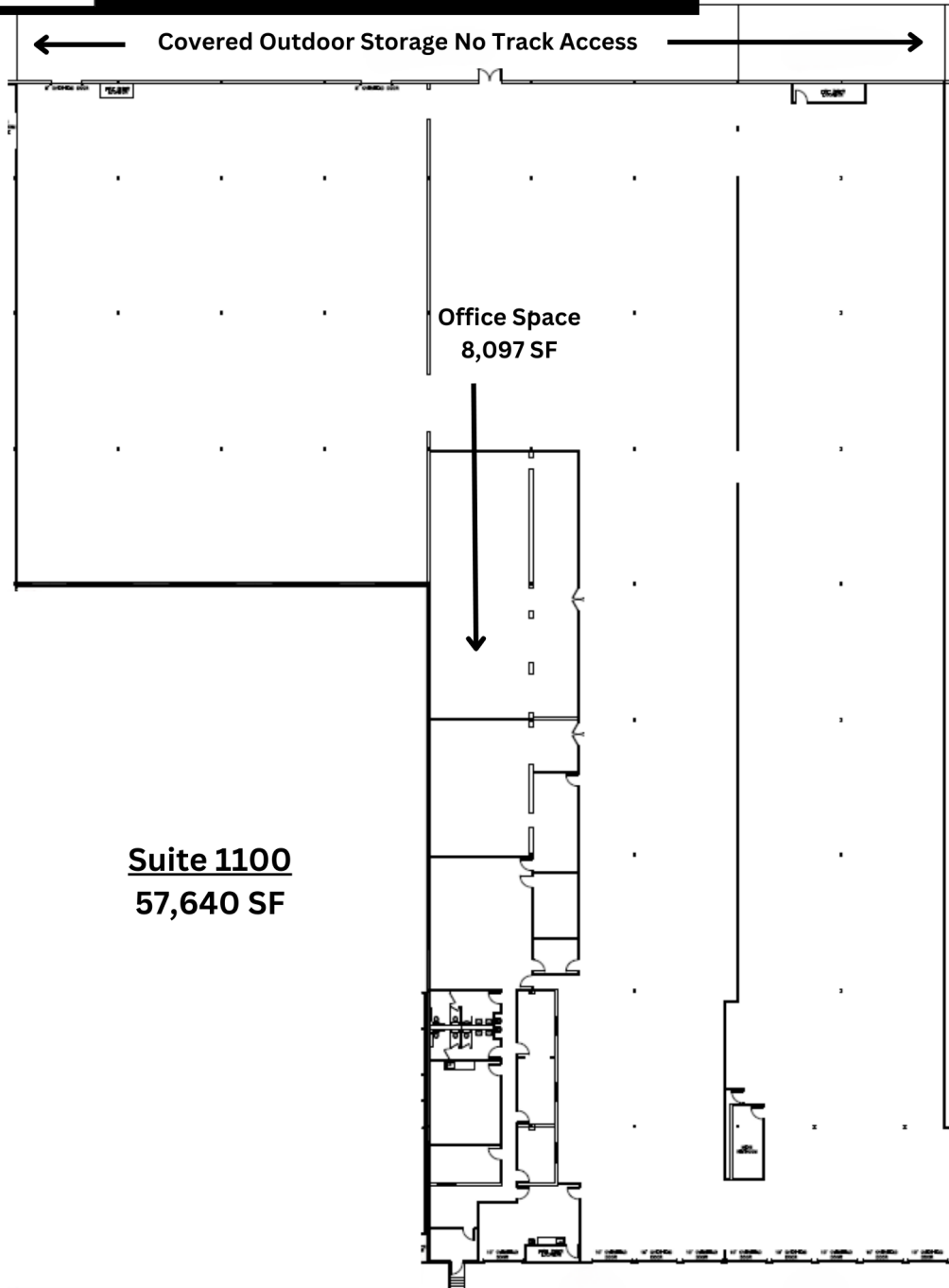
SITE PLAN

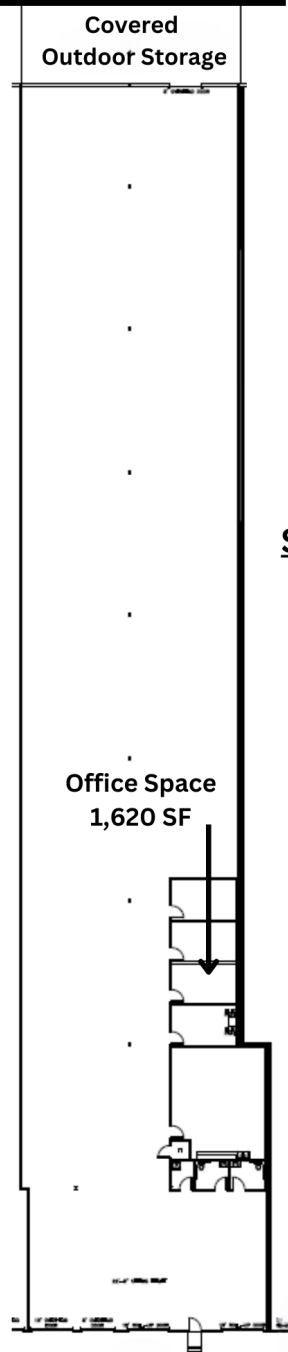








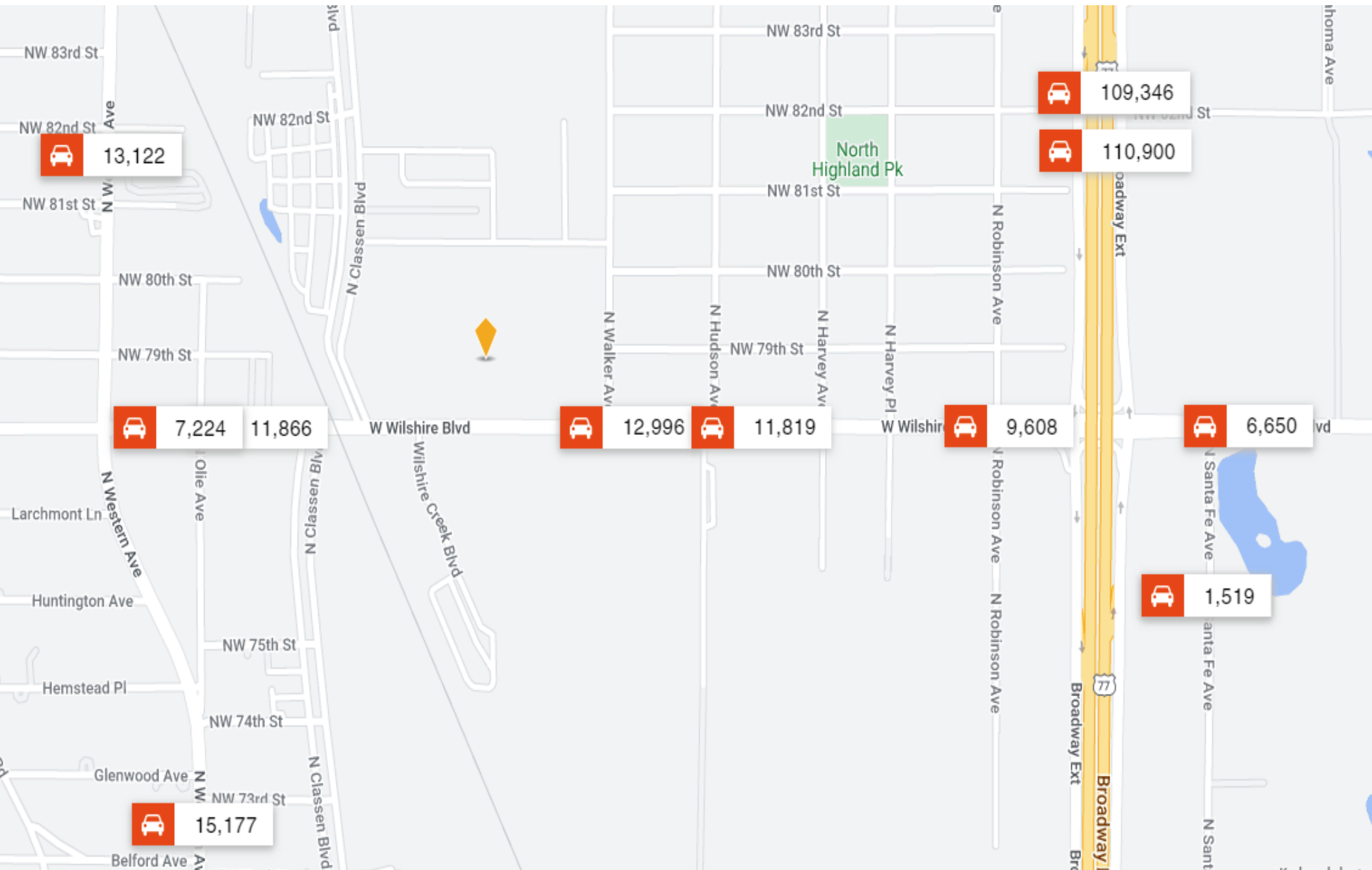




Suite 1250
18,464 SF

Office Space
1,620 SF





FOR LEASE

Highlights:

- Flexible space sizes: from 18,464 to 122,427 sf available
- Office and warehouse mix
- Drive up and dock high overhead doors
- Ample parking
- Great location fronting W. Wilshire Boulevard
- Zoned Industrial

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