



FOR LEASE

223 N Boulder Ave, Tulsa, OK 74103



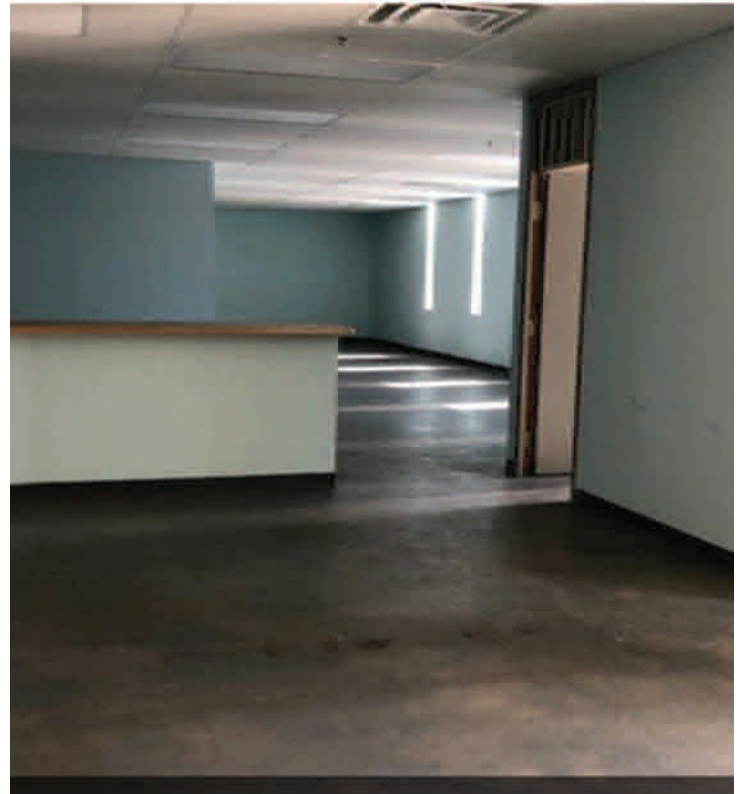
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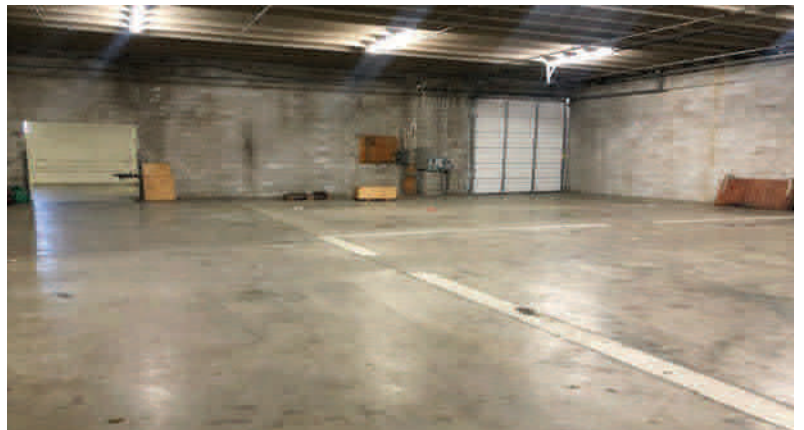
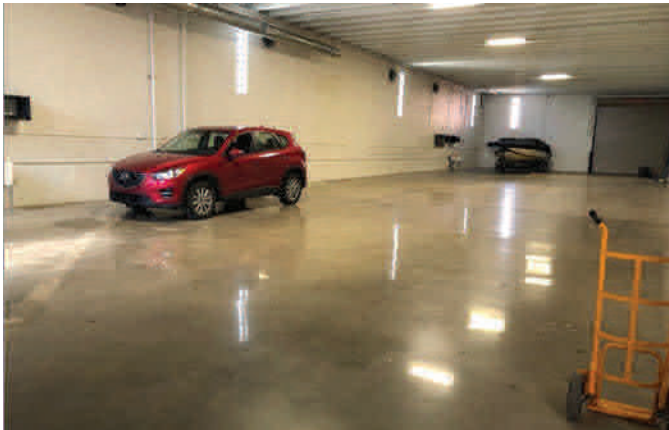
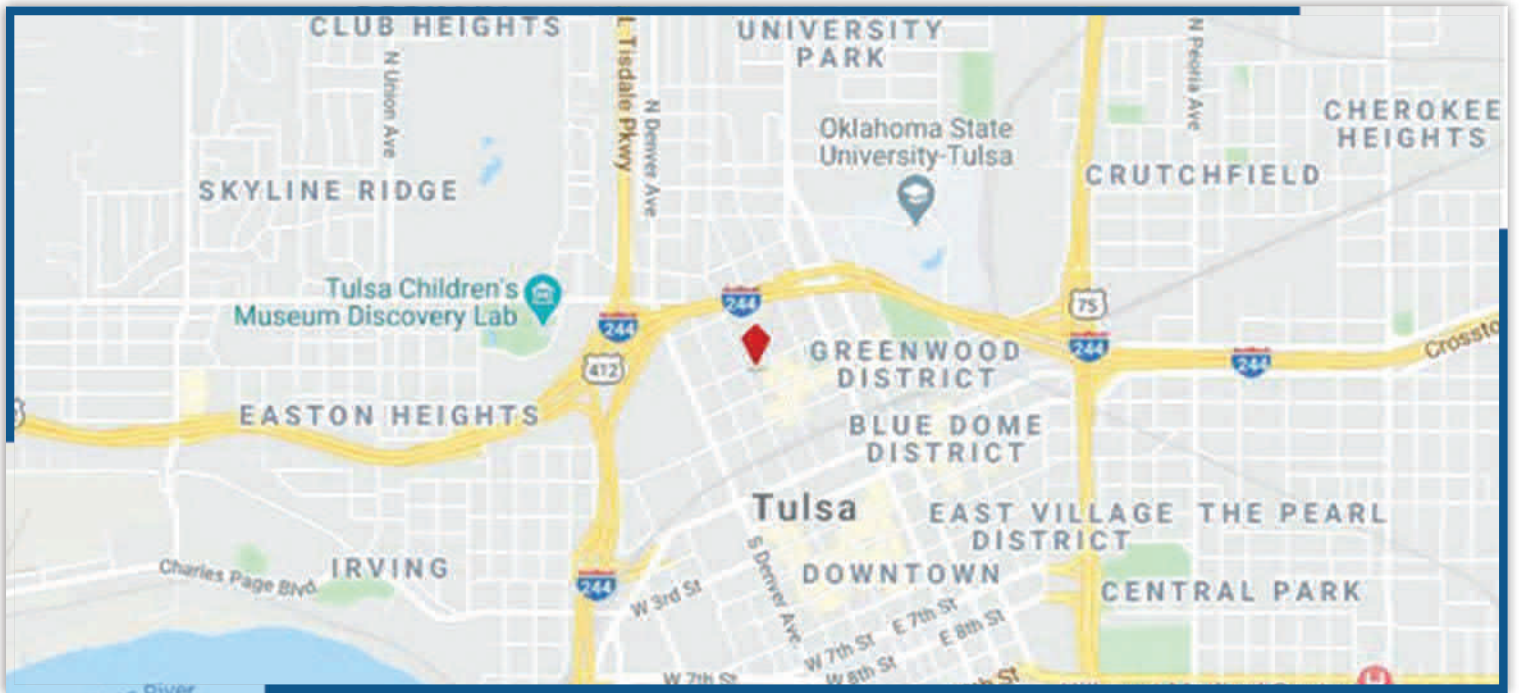
This building is well known by the "Tulsa" Mural on the south side of the building. It is divisible and has 3 grade level doors as well as one dock. It is in the heart of the Arts District, directly across from the Brady Theater. Ownership has put a lot of money into giving this building a face lift and it is in excellent shape....

- ✓ In the heart of the Arts District
- ✓ Partial A/C
- ✓ Building in great shape
- ✓ Easy to work with & proactive ownership.
- ✓ Three (3) grade level docks and one (1) dock high
- ✓ Well known for "Tulsa" mural

PROPERTY INFORMATION

Rental Rate	\$7.50 NNN
Estimated NNN	\$1.35/SF
Clear Height	16'
Available SF	17,737 SF
Suite A	6,111SF
Suite B	7,290 SF
Suite C	4,336 SF



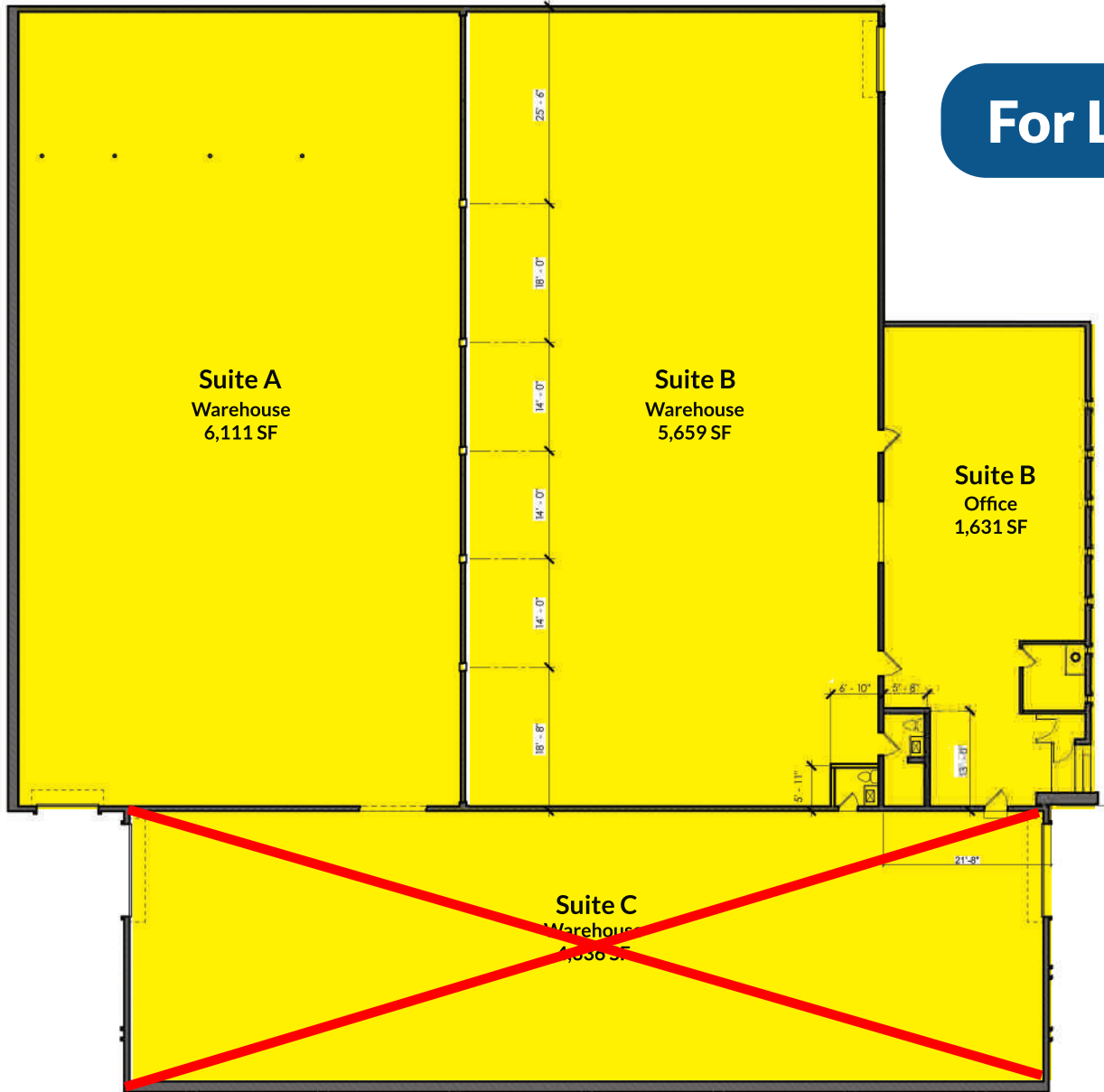


SUITE A - 6,111 SF | SUITE B - 7,290 SF | ~~SUITE C - 4,336 SF~~



223 N Boulder Ave, Tulsa, OK 74103
4,336 - 17,737 SF Available

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SUITE A - 6,111 SF | SUITE B - 7,290 SF | ~~SUITE C - 4,336 SF~~