

FOR SALE

**319-323 NW 59th St.
Oklahoma City, OK 73118**



Johnson
Commercial Group

JohnsonCommercialGroup.com



Offering Summary Property Overview

Sale Price: \$787,750

Size: 6,850 SF

Price Per SF: \$115

Lot Size: 0.89 Acres

Year Built: 2000

Zoning: I-2

This industrial property is ideal for an owner-user or investor, offering the flexibility to be divided into up to three separate units. The building includes three 14'x14' overhead doors with openers, three exhaust fans, and three unit heaters, providing efficient and functional warehouse operations. The shop features its own restroom, while the office area includes two private offices, a lobby/reception area, and two additional restrooms, all supported by central heat and air. With a clear height of 16 feet at the center and 14 feet at the sides. The exterior offers a fully fenced and gated yard with an electric entry gate, along with a covered lean-to running along the west and rear sides for sheltered storage. This versatile, well-located property presents an excellent opportunity in central Oklahoma City.

Chris Johnson
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405.435.3572



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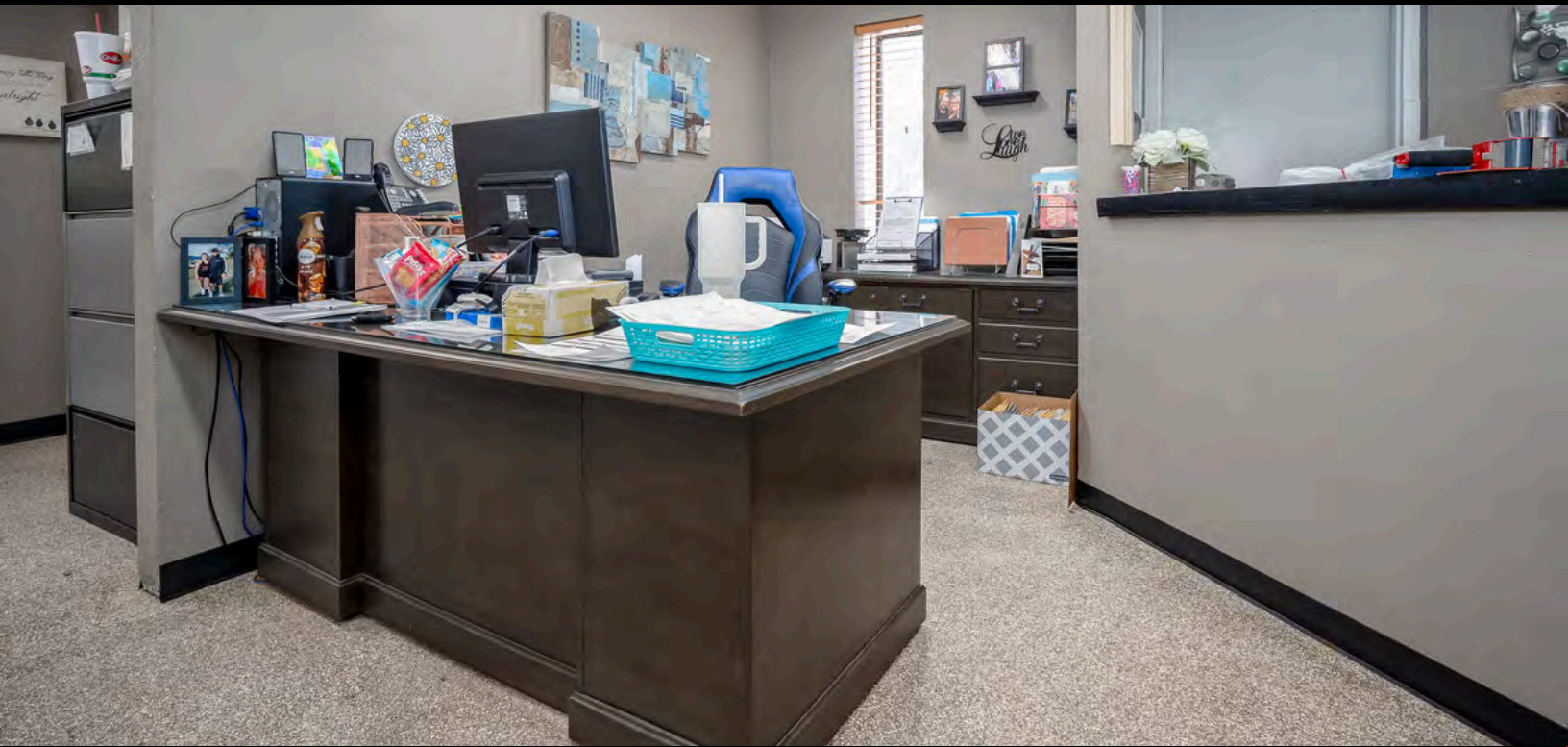
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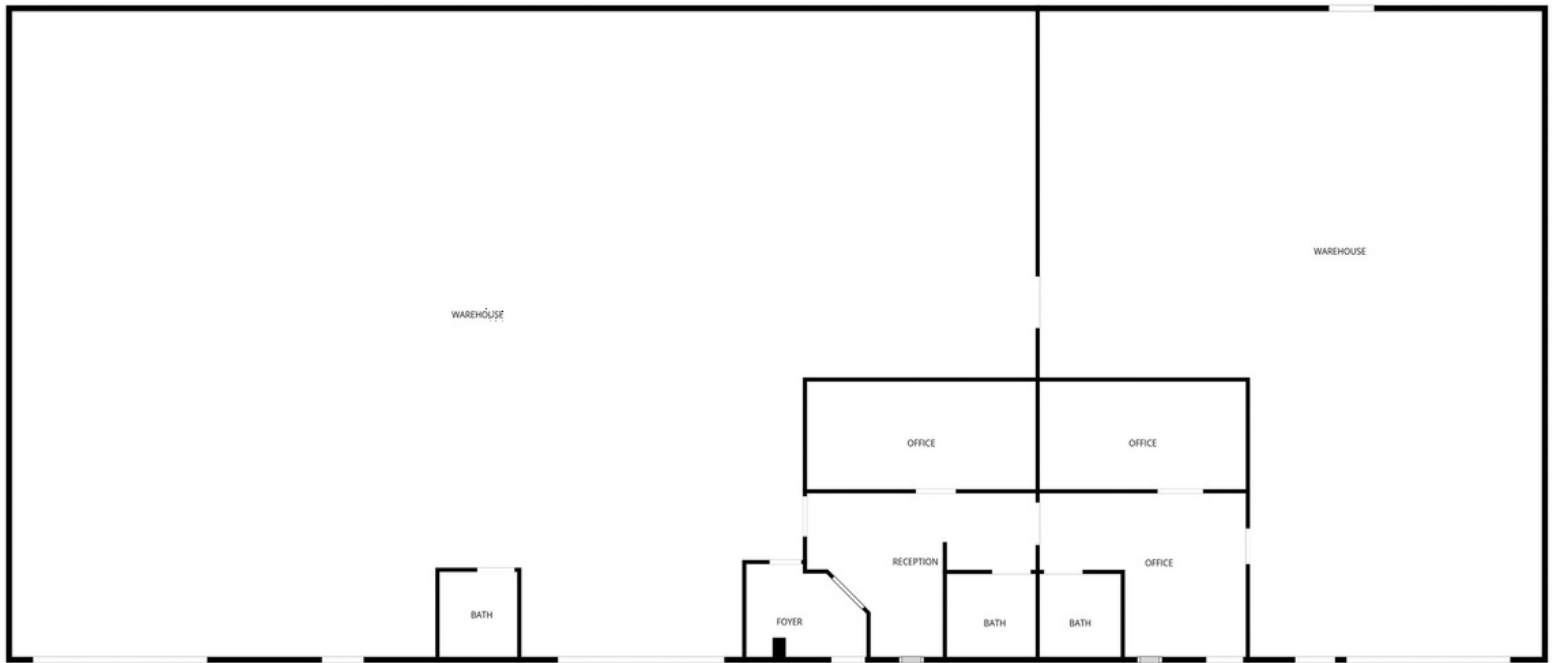
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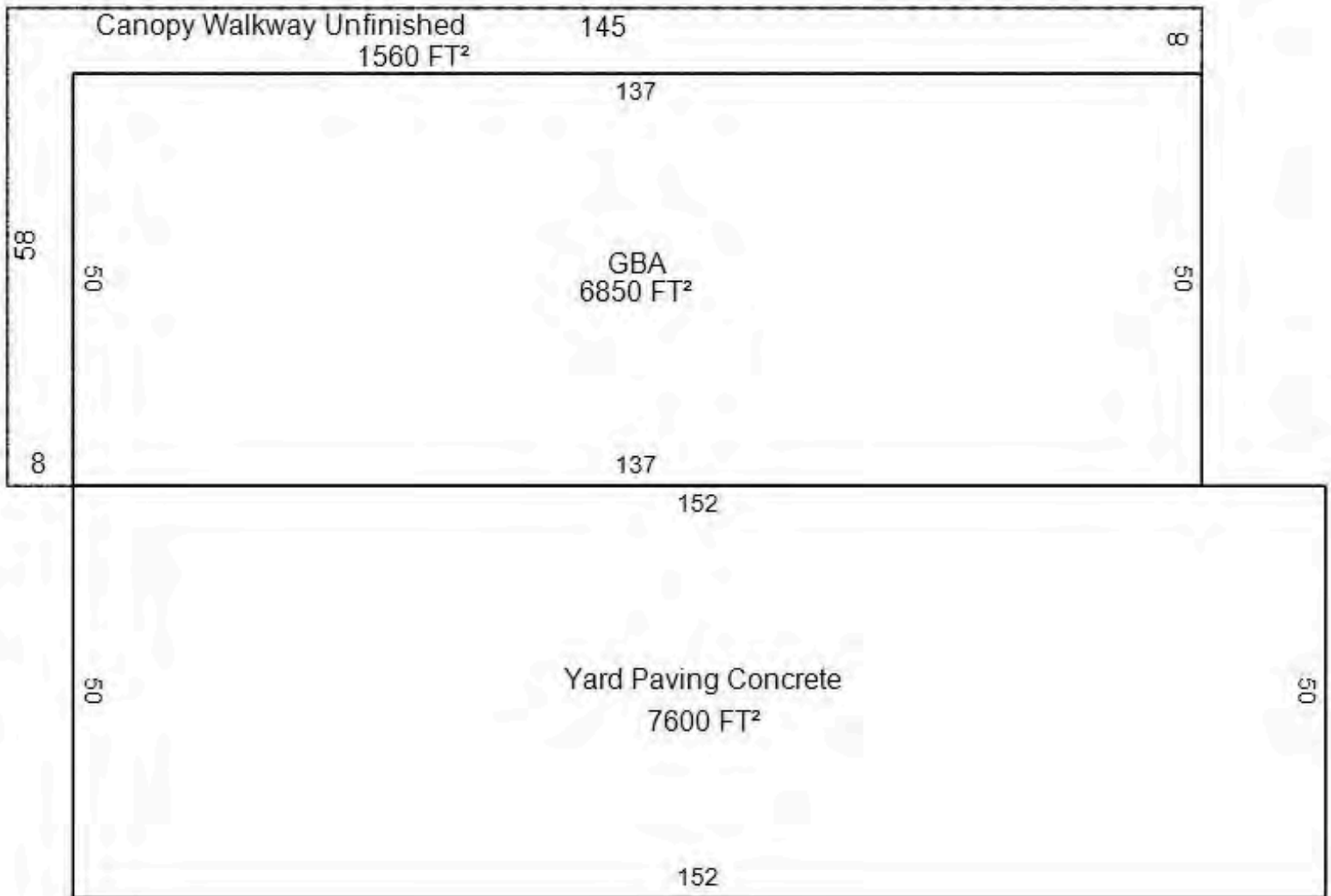
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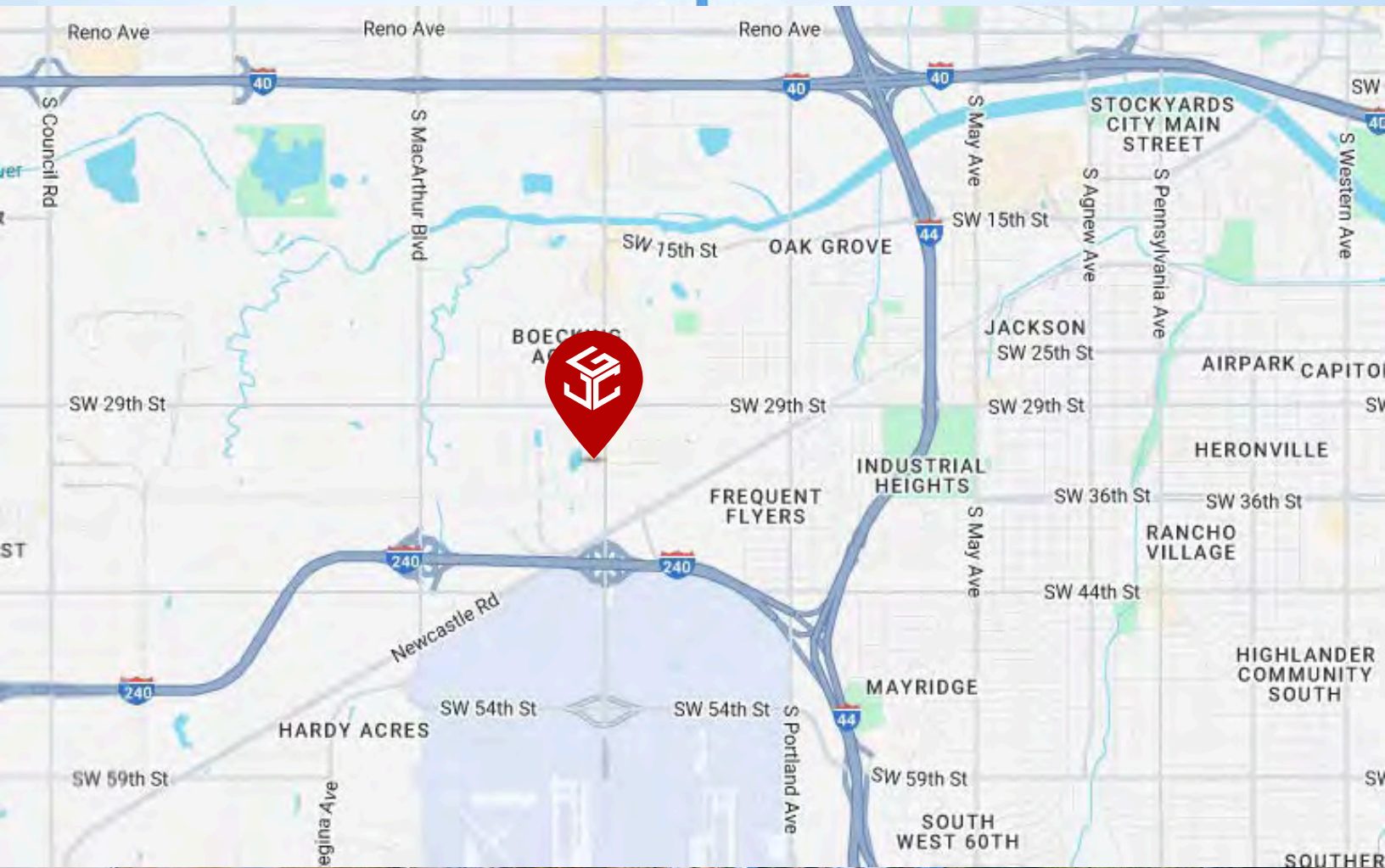
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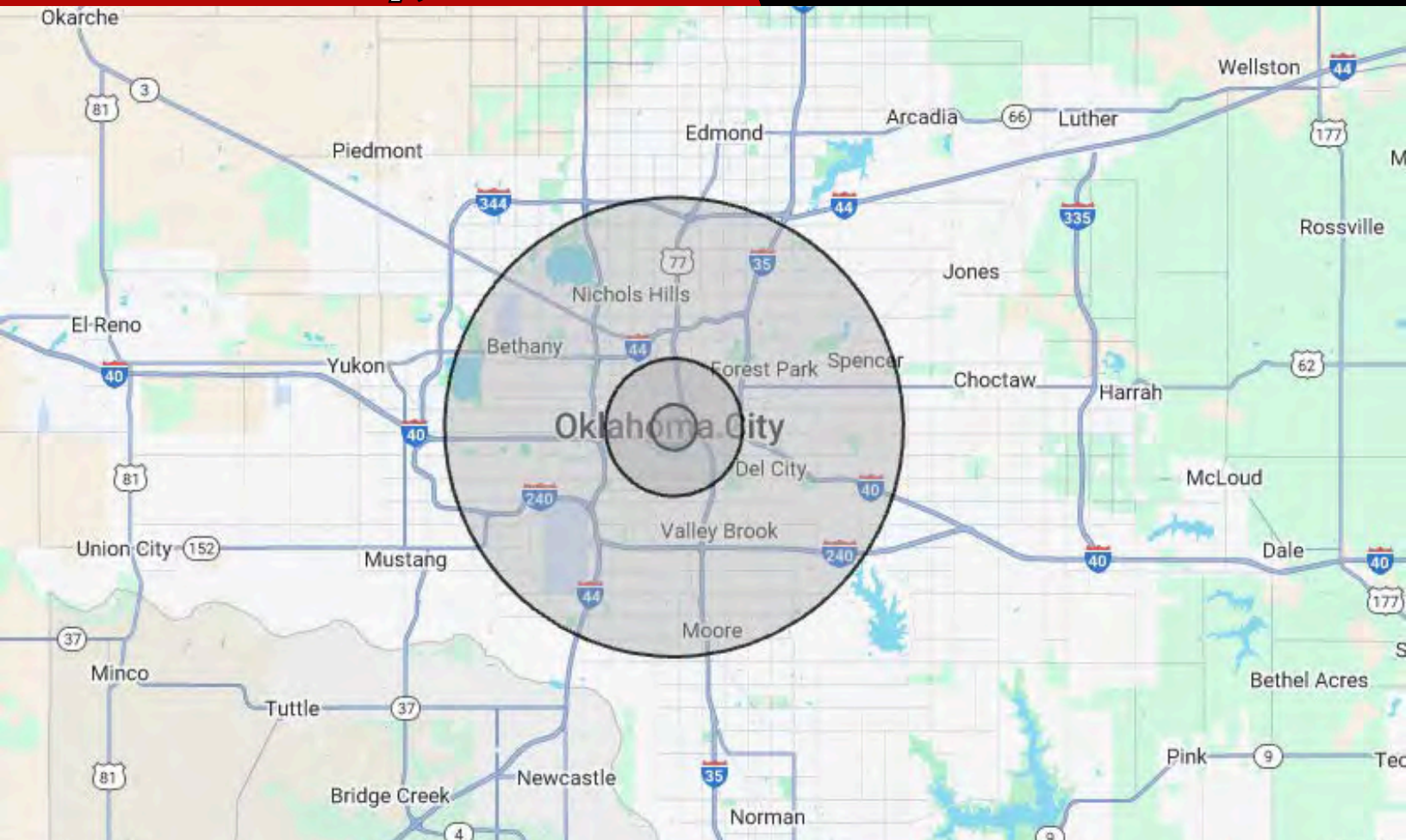
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Demographics

1 MILE

3 MILE

10 MILE

Population	4,077	64,248	667,243
Average Age	36	37	35
Employment	11,990	74,397	446,617
Households	1,995	29,677	270,922
Ave. Household Income	\$82,061	\$79,485	\$75,979
Median Household Income	\$64,025	\$53,006	\$54,791

Traffic Count

Average Daily Volume

15,833 Vehicles

Information Provided By CoStar

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