

I-35 INDUSTRIAL

1021 SE 59th Street, Oklahoma City, OK 73129



Lease Rate

**\$5.66 SF/YR
NNN**

OFFERING SUMMARY

Available SF: 23,456 SF

Lot Size: 2.3 Acres

Renovated: 2022

Zoning: I-2 (moderate industrial)

Market: Oklahoma City

Submarket: South Oklahoma City

PROPERTY OVERVIEW

This 23,456 SF warehouse is located on the hard corner of I-35 and SE 59th street. The building was renovated with new store front glass on the front elevation, metal roof, metal siding, insulation, (3) private offices, lobby/showroom, (3) drive in bays, (1) dock well, (2) bathrooms, LED lighting, electrical service (400 amp, 120/240V, 3 phase w/high leg), and (2) oversized gas fired heaters. The parking lot was resealed/stripped, security fence around perimeter, and a newly renovated 1,800 SF building in the back.

PROPERTY HIGHLIGHTS

- Great visibility from I-35
- 14'-16' clear height
- (3) drive in bays (12'x12', 12'x13.5', 12'x12')
- (1) dock well (12'x14')
- (3) private offices, (2) bathrooms, and lobby/showroom
- LED lighting
- Security fence
- 54 parking spaces



Adept Commercial Real Estate, LLC
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ADDITIONAL PHOTOS

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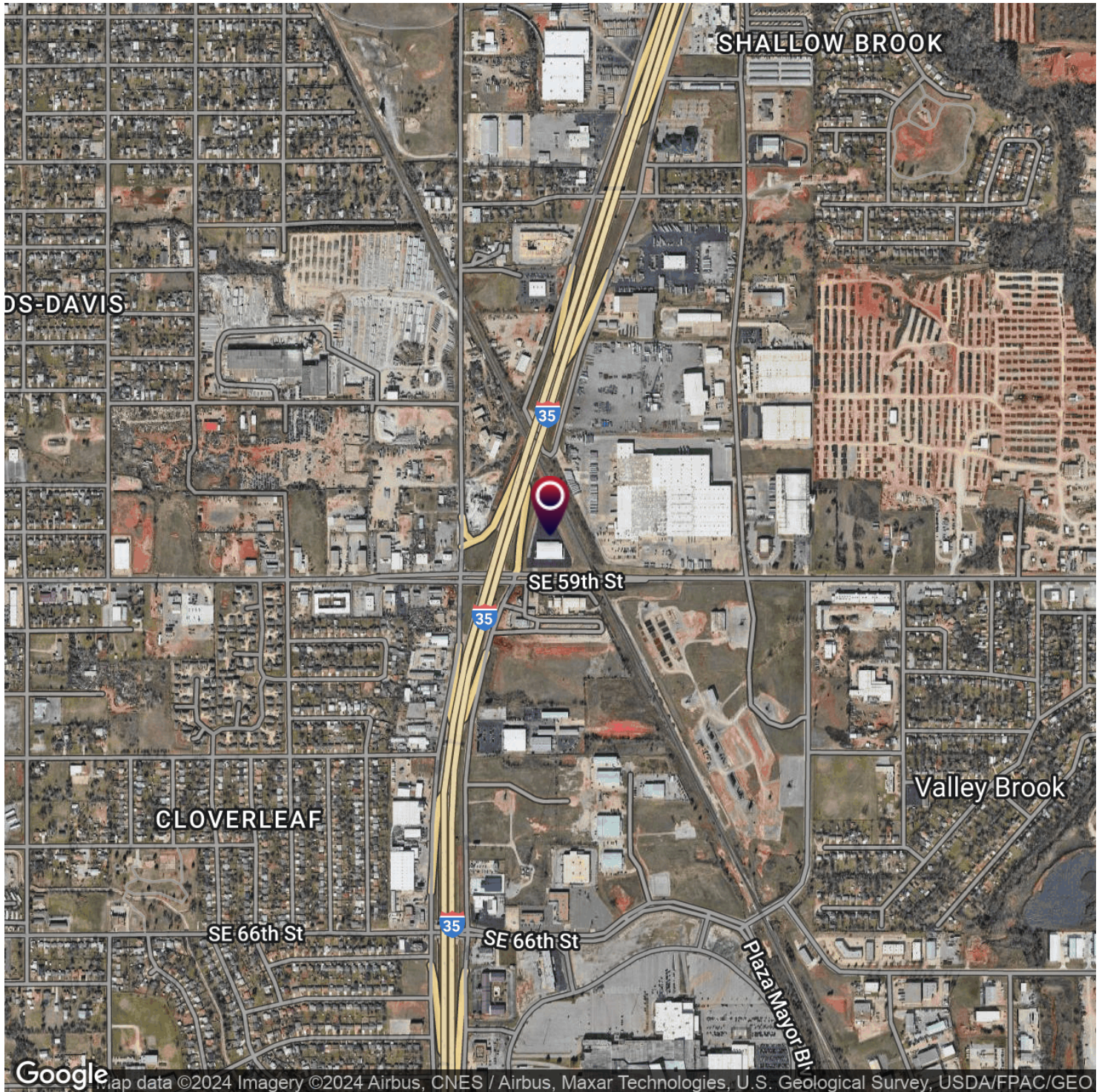
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