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Industrial Building
For Sale or Lease

30,000 SF on 1.56 Acres

Sales Price: \$1,875,000

Lease Price: \$5.00/SF NNN

NAI Sullivan Group



5710 N.W. 4th Street

Oklahoma City, Oklahoma 73127

PROPERTY HIGHLIGHTS

- 26,000 SF Warehouse / 3,400 SF Office
- (6) 14' Grade Level Doors
- (2) 10' Grade Level Doors
- 4,000 AMP/3 Phase Power/480 Volt
- Partial Fenced Yard
- 2 Entrances
- 5 Offices
- Conference Room
- Breakroom
- Tile Flooring in Offices & Common Area
- Security Alarm
- Ideal for Heavy Manufacturing/Warehouse
- Accessible for Trucks



TOTAL SF	30,000 SF MOL
LAND IN ACRES	1.56 MOL
ZONING	I-1
BUILT	1974
TAXES	\$9,413.68

www.naisullivangroup.com

Bob Sullivan, CCIM

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LOCATION HIGHLIGHTS

- Easy Access to I-40
- Heavy Industrial Area
- Close to Downtown OKC & Airport

DEMOGRAPHICS

Population		
1 Mile: 3,884	3 Mile: 64,559	5 Mile: 182,737
Average Household Income		
1 Mile: \$25,822	3 Mile: \$42,414	5 Mile: \$43,128
Total Households		
1 Mile: 1,457	3 Mile: 25,843	5 Mile: 70,798

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