

BRAND NEW SMALL BAY FLEX PARK FOR SALE

5000 SW 20th Street, Oklahoma City, OK 73128

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$4,940,000
Total Building SF:	44,000 SF
Price/SF:	\$112.27
Lot Size:	2.5 Acres
Clear Height:	16' - 20'
Zoning:	I-2 (Moderate Industrial)
Submarket:	Southwest

LOCATION DESCRIPTION

Conveniently located directly off SW 20th Street with direct access to S Meridian Avenue - less than a mile south of Interstate 40.

PROPERTY HIGHLIGHTS

- Property features four 11,000 square foot small bay flex buildings.
- Each unit features dedicated office space, restroom, and a 14 foot tall X 12 foot wide grade-level overhead door.
- Outfitted with brand-new, energy-efficient LED lighting throughout the entire property.
- Contiguous space ranging from 1,375 to 11,000 square feet can be achieved through the utilization of adaptable floor plans.
- Strategically located with immediate access to Interstates 40, 44, and 240—ensuring optimal connectivity for logistics and distribution.

CODY BEAT

Director, Brokerage & Advisory Services
405.831.0059
cody@adeptcre.com

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PROPERTY PHOTOS



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PROPERTY PHOTOS



Warehouse Interior



Warehouse Interior

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PROPERTY PHOTOS



Office Space



Aerial of Site

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AERIAL OF SITE LOCATION



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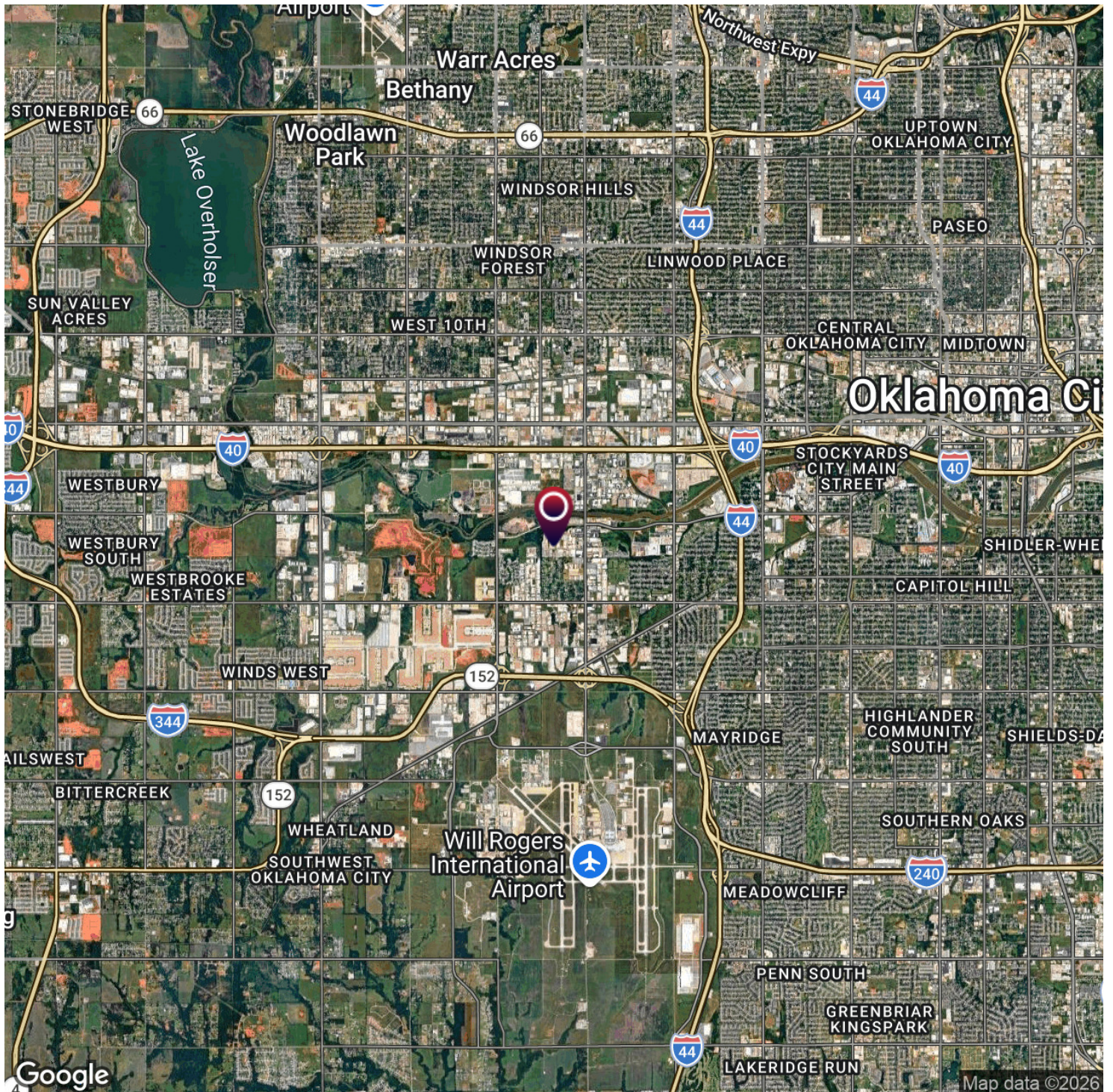
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AERIAL MAP



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