

7301 N CLASSEN BLVD

OKLAHOMA CITY, OK 73116



PROPERTY HIGHLIGHTS

- Concrete block and steel frame construction
- 240V 3-phase electricity
- Front 4,000 SF is conditioned office/showroom
- Rear 1,000 SF is unconditioned garage/warehouse with an overhead door at grade level
- Office area includes large open area for production work or cubicles.
- Office area also has a grade level overhead door
- Most recently served as a hair salon
- Tenant pays all operating expenses except for ad valorem taxes & insurance

LOCATION DESCRIPTION

Located off Classen Blvd. and NW 72nd Street between NW 63rd Street and Wilshire Blvd. Easily accessible from the Broadway Extension/I-235. Located within close proximity to restaurants, shopping and more.

OFFERING SUMMARY

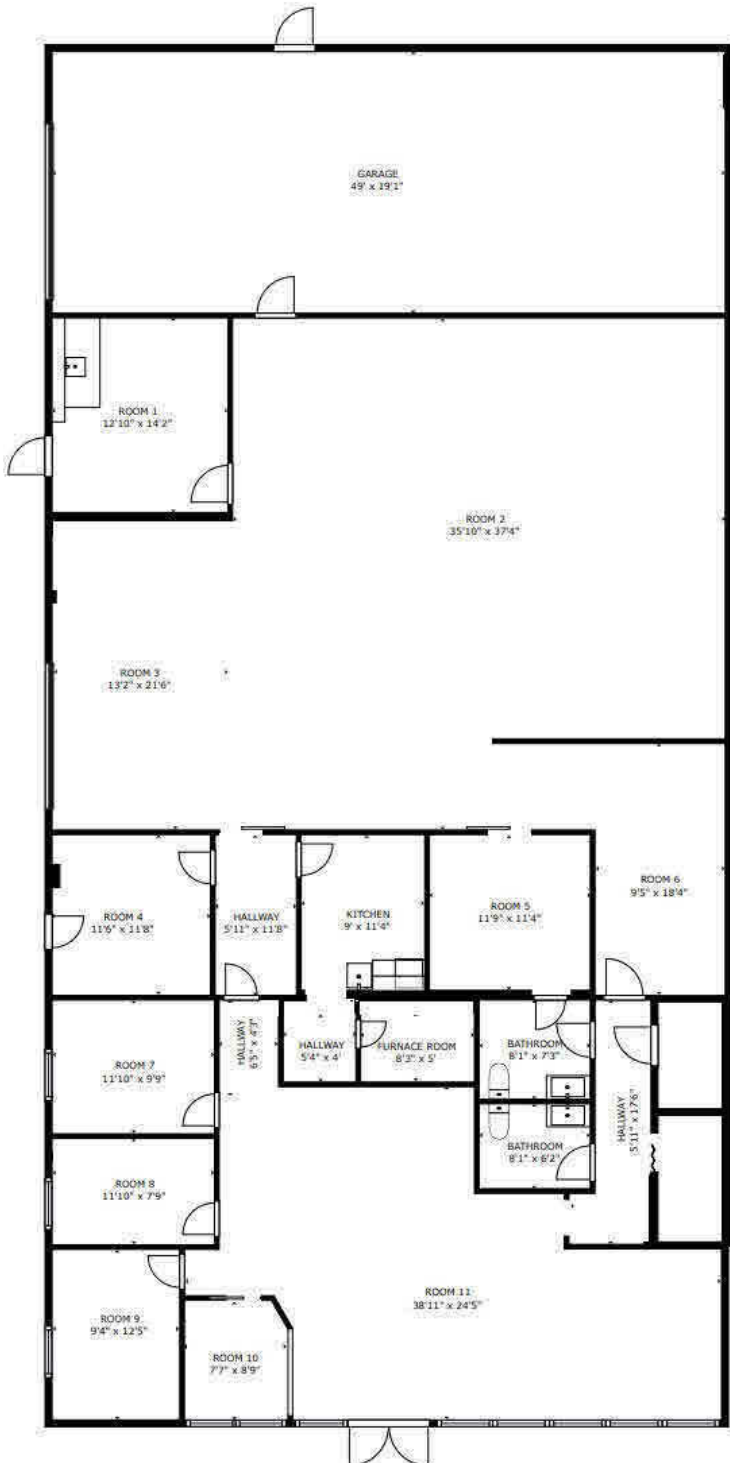
Lease Rate:	\$10.00 SF/yr Tenant pays all operating expenses except for ad valorem taxes & insurance
Available SF:	±5,000 SF

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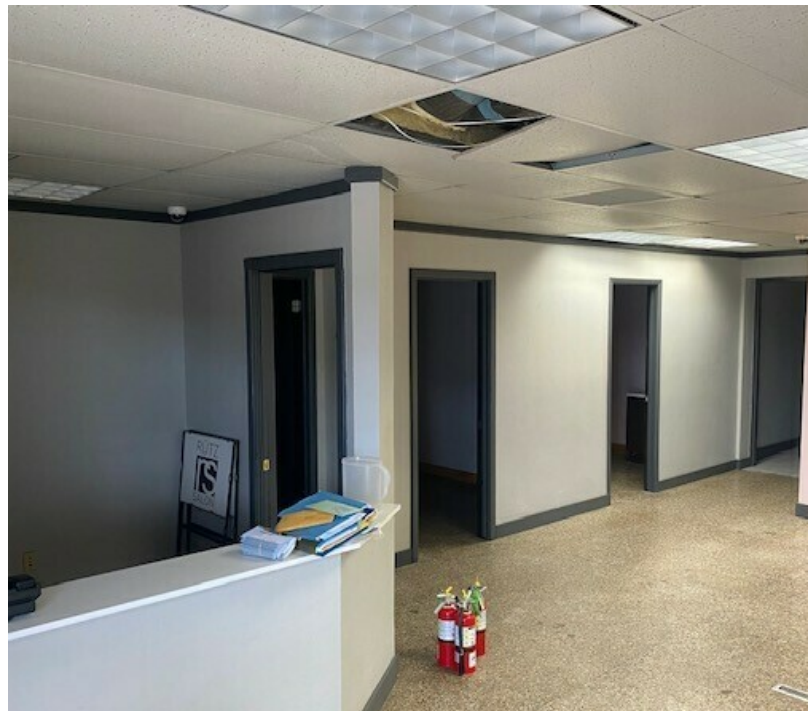
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Studio



Lobby

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