

CLASS A OFFICE SPACE FOR LEASE

401 S COLTRANE, EDMOND, OK 73034



LOCATION DESCRIPTION

Located on Coltrane south of 2nd Street. Only one mile West of I-35 in a growing part of Edmond.

PROPERTY HIGHLIGHTS

- Outdoor balconies
- Ample on-site parking
- Quick access to the I-35 & the Broadway Extension
- Spacious offices, custom built
- Includes normal utilities, janitorial & maintenance
- Tenant pays internet / phone
- On-site property management and ownership

OFFERING SUMMARY

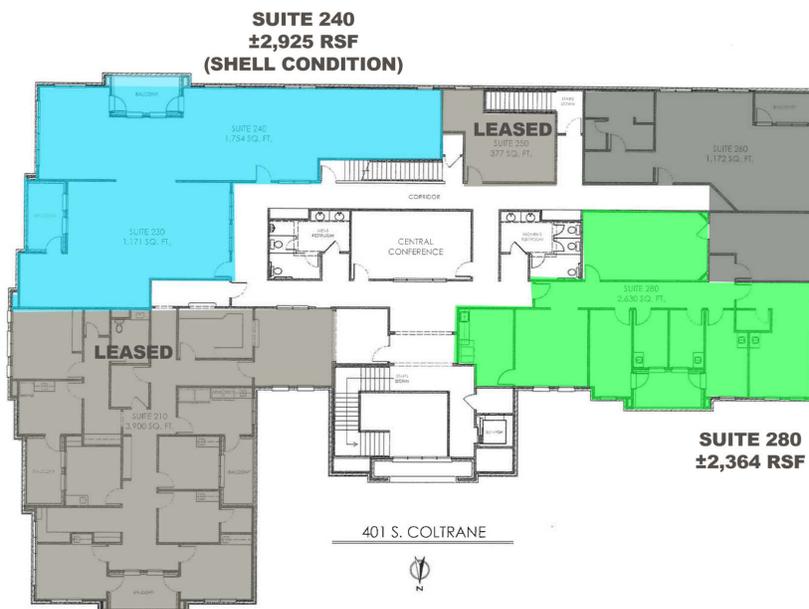
Suite 240:	±2,916 RSF \$25.00 / month with 3% annual increases
Suite 280:	±2,364 RSF \$23.00 / month with 3% annual increases
Market:	Edmond
Class:	A

TOM FIELDS

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