



## LEASE DETAILS

Available SF: 5,138 SF

Lease Rate: \$22.00/SF/Year

Building Size: 74,432

Market: Memorial Corridor

## PROPERTY OVERVIEW

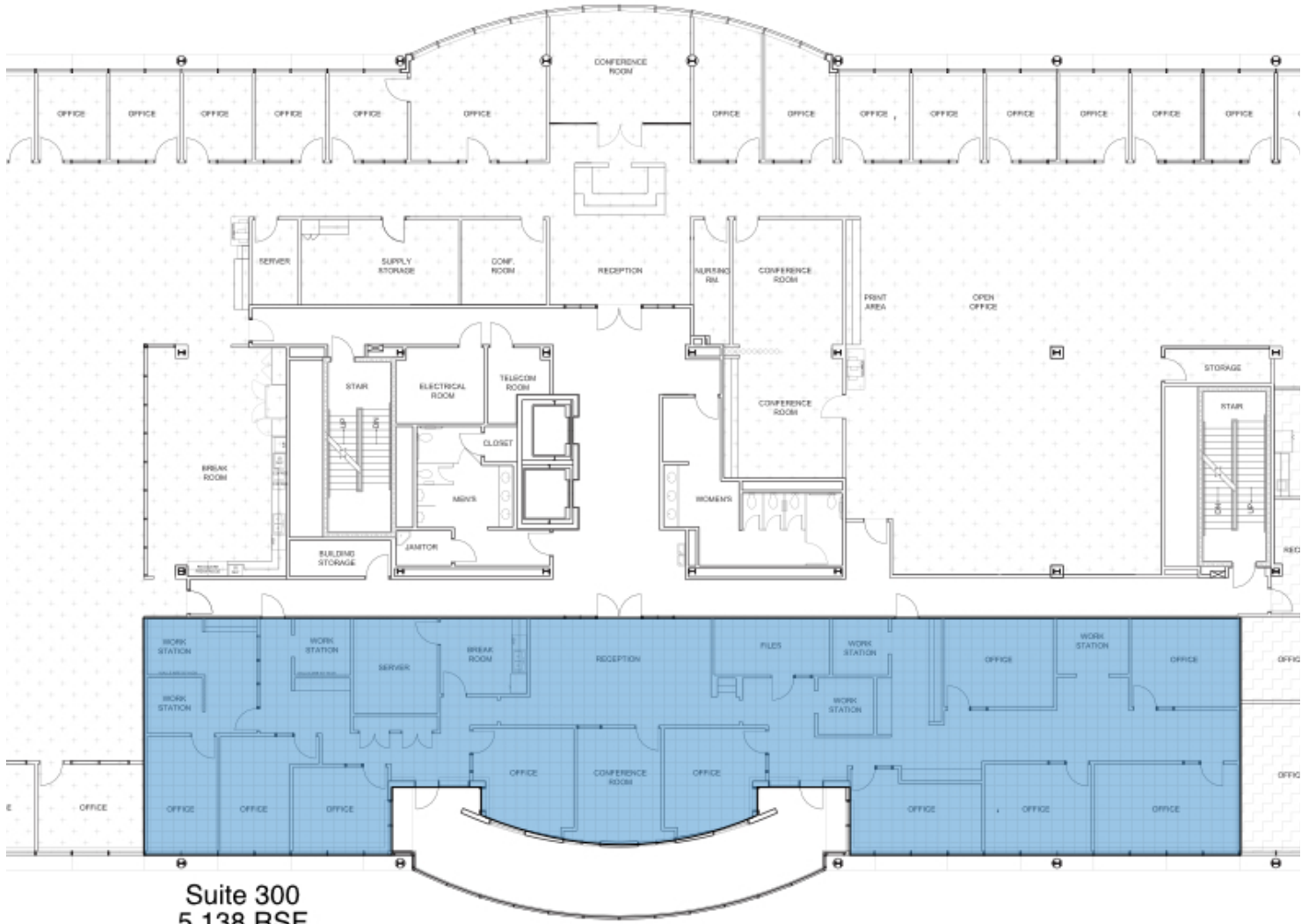
4801 Gaillardia is designed to complement the Normandy style of the adjacent Gaillardia Country Club. The lower portions of the building are clad in natural stone. The use of full-height glass and punched windows give the exterior a multi-dimensional presence. The interior is highlighted by a two-story atrium lobby featuring granite floors and walls clad in travertine and dark natural woods which repeat in the upper floor elevator lobbies. The building avails the tenant with views of the golf course on three of its four sides.

## PROPERTY HIGHLIGHTS


- Close to numerous restaurants and shopping centers
- 9' ceilings
- Fiber-optic communications
- On-site building engineer
- Golf Course views

**TRE DUPUY**  
405.239.1210  
tdupuy@priceedwards.com  
priceedwards.com

**IAN SELF**  
405.239.1271  
iself@priceedwards.com  
priceedwards.com



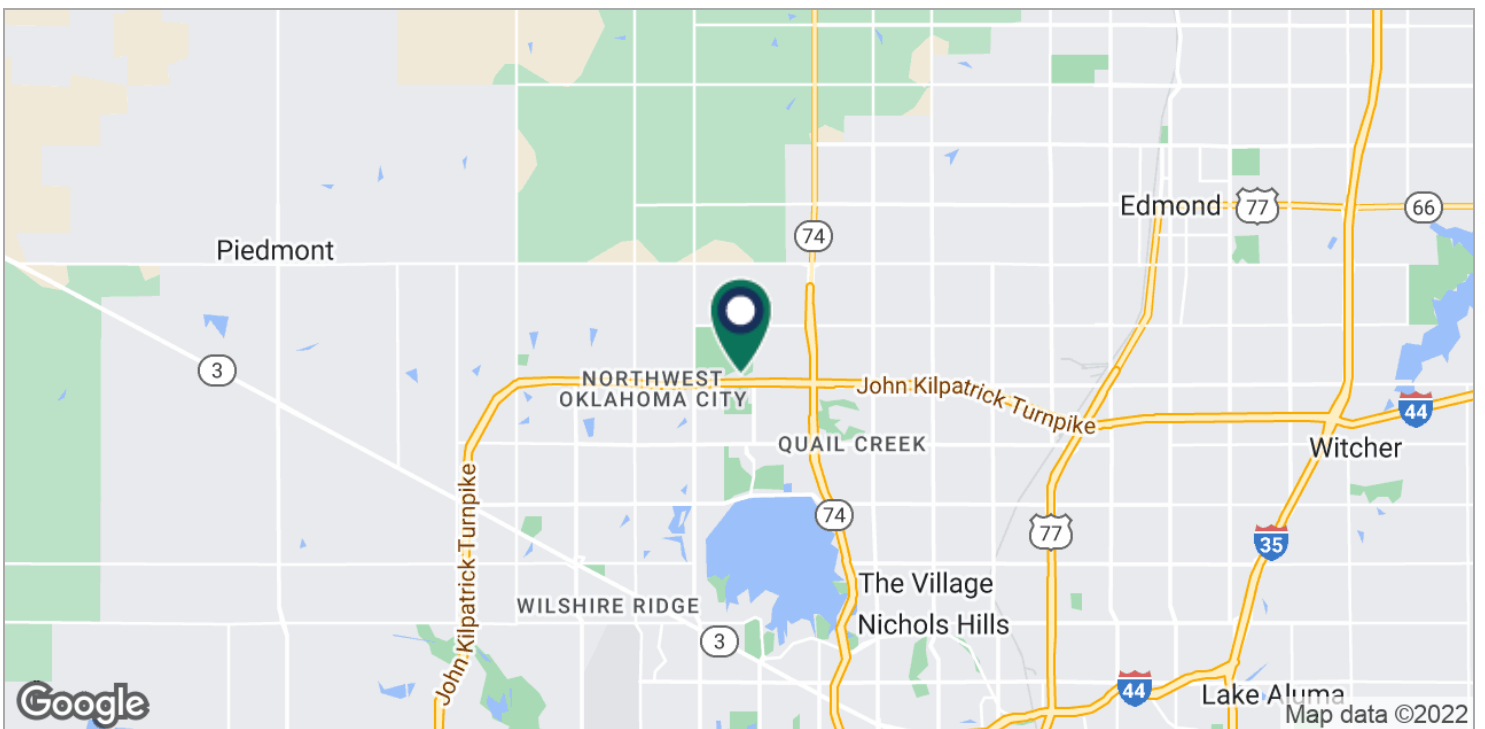
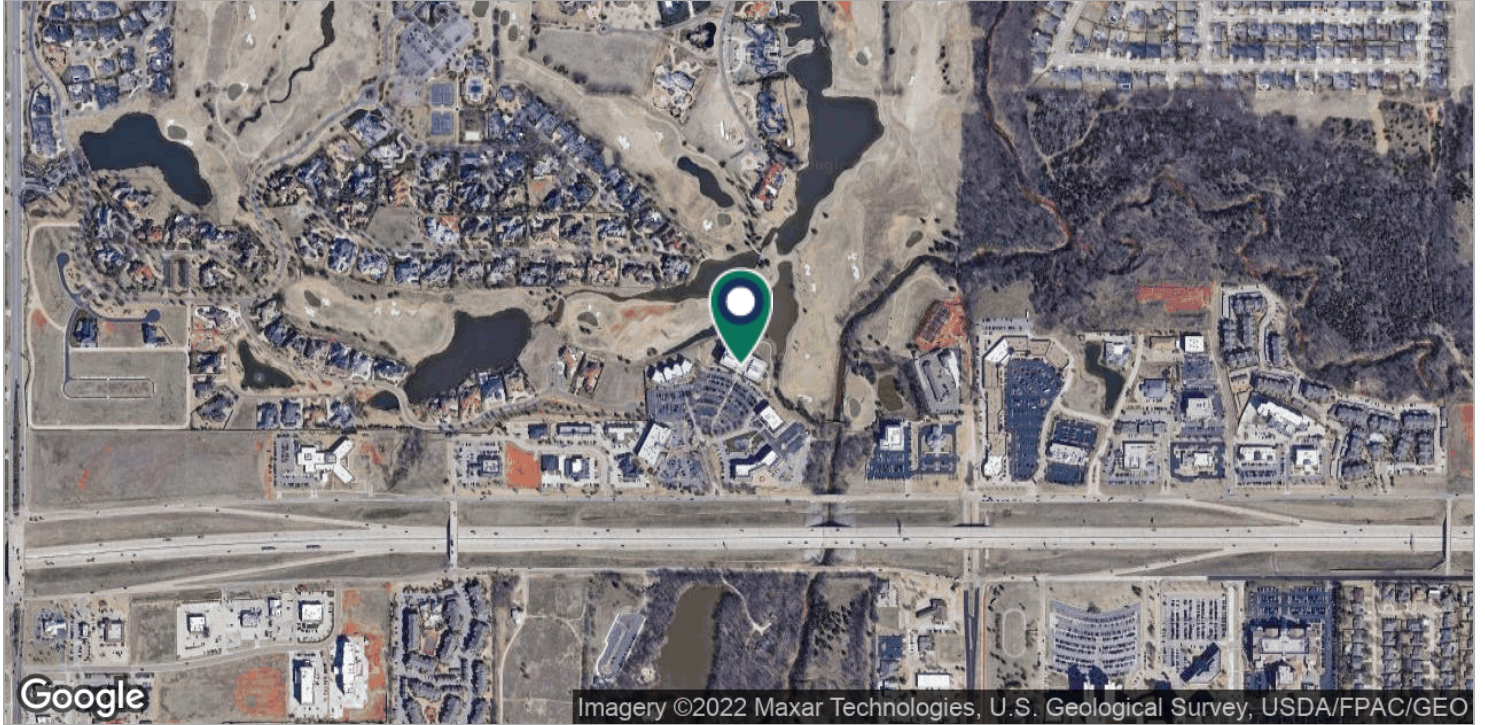
1  
1'

	<b>LE NORMAN PROPERTIES</b> 4801 GAILLARDIA PARKWAY		AR IN 1
	PROJECT No. 1307	DATE: 09.08.2017	

**TRE DUPUY**  
405.239.1210  
tdupuy@priceedwards.com  
priceedwards.com

**IAN SELF**  
405.239.1271  
iself@priceedwards.com  
priceedwards.com





**TRE DUPUY**  
405.239.1210  
tdupuy@priceedwards.com  
priceedwards.com

**IAN SELF**  
405.239.1271  
iself@priceedwards.com  
priceedwards.com