



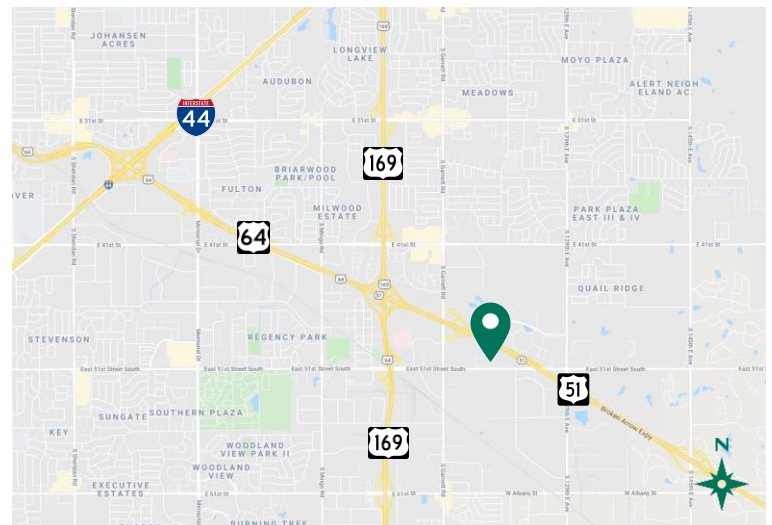
## PROPERTY HIGHLIGHTS

- **1,000-10,188± SF Available**
- **Grade Level Doors**
- **Zoned IL**
- **Up to 16' Clear Height**
- **New Roofs in 2019**
- **Highway Exposure**
- **Exterior Signage for Each Suite**
- **New Ownership, Management & Leasing as of August 2020**

## PROPERTY OVERVIEW

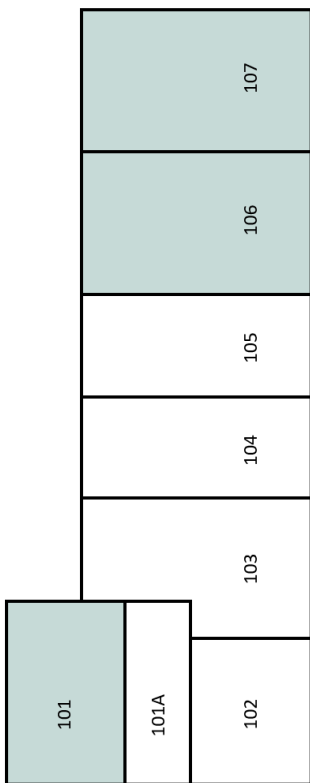
Tandem Business Park is an 88,084± SF flex industrial property located with excellent exposure and access to Highway 51/Broken Arrow Expressway as well as excellent access to Highway 169.

Tenants enjoy nicely landscaped, private entrances with the opportunity for exterior signage and front door parking.



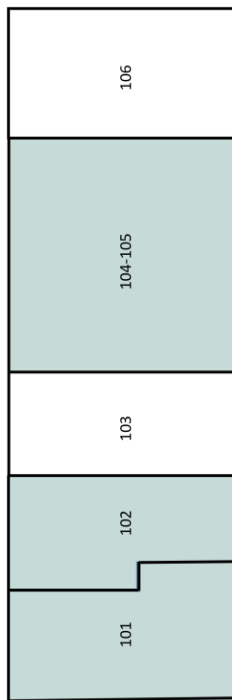
# TANDEM BUSINESS PARK

12101-12221 East 51<sup>st</sup> Street, Tulsa, OK 74146



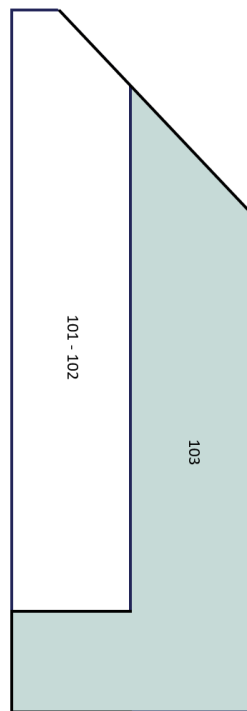
**BUILDING 2**  
12101 E 51<sup>st</sup> St.

2,257± - 8,704± SF Available



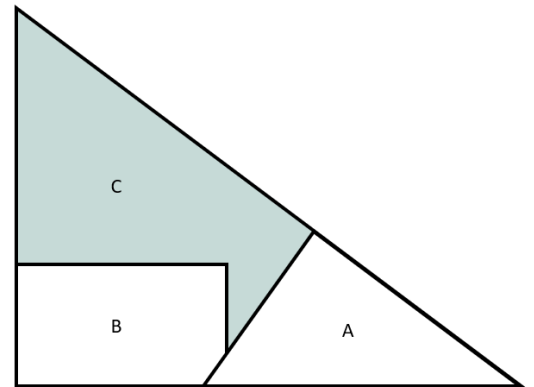
**BUILDING 3**  
12111 E 51<sup>st</sup> St.

8,513± SF Available



**BUILDING 4**  
12211 E 51<sup>st</sup> St.

10,188± SF Available



**BUILDING 5**  
12221 E 51<sup>st</sup> St.

4,637± SF Available

Available Space



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**PRICE EDWARDS** AND CO.

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