

3300 S LAKESIDE DRIVE

OKLAHOMA CITY, OK 73179



PROPERTY DESCRIPTION

Discover the unparalleled business opportunity at 3300 S Lakeside Drive, a premier Class B office facility nestled in Southwest Oklahoma City. With over 7,000 SF of versatile space, this office complex features more than 15 individual offices, seamlessly complemented by ADA-compliant restrooms, a spacious conference room, and a well-appointed kitchenette/breakroom. Its open floor plan also includes various multi-desk areas perfect for collaboration or co-working. Ample parking is guaranteed, with 45 available spaces offering a generous ratio of 6.35 per 1,000 SF. Additional upstairs space is available for either office expansion or storage needs. Flexible in its design, the office can be tailored to accommodate either a single tenant or multiple tenants, adjusting to your specific business dynamics. Located just a block west of Meridian Avenue and south of SW 29th St, this is the ideal space for companies seeking accessibility and adaptability.

PROPERTY HIGHLIGHTS

- Size: 7,084 +/- SF
- Lot: 0.64 Acres
- 15+ Office spaces
- Large Conference Room
- 45 Parking Spaces (6.35/1,000 SF)
- Tornado Shelter 12' x 16'
- Wired for Cox Cable and Internet
- ADA bathrooms
- Lots of storage

OFFERING SUMMARY

Sale Price:	\$550,000
Price/SF	\$77.64/SF
Lot Size:	27,878 SF
Building Size:	7,084 SF

TOM FIELDS

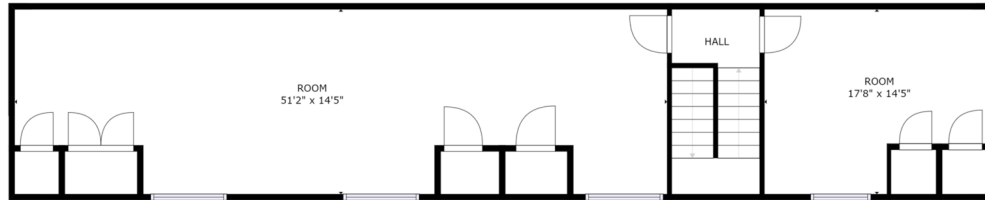
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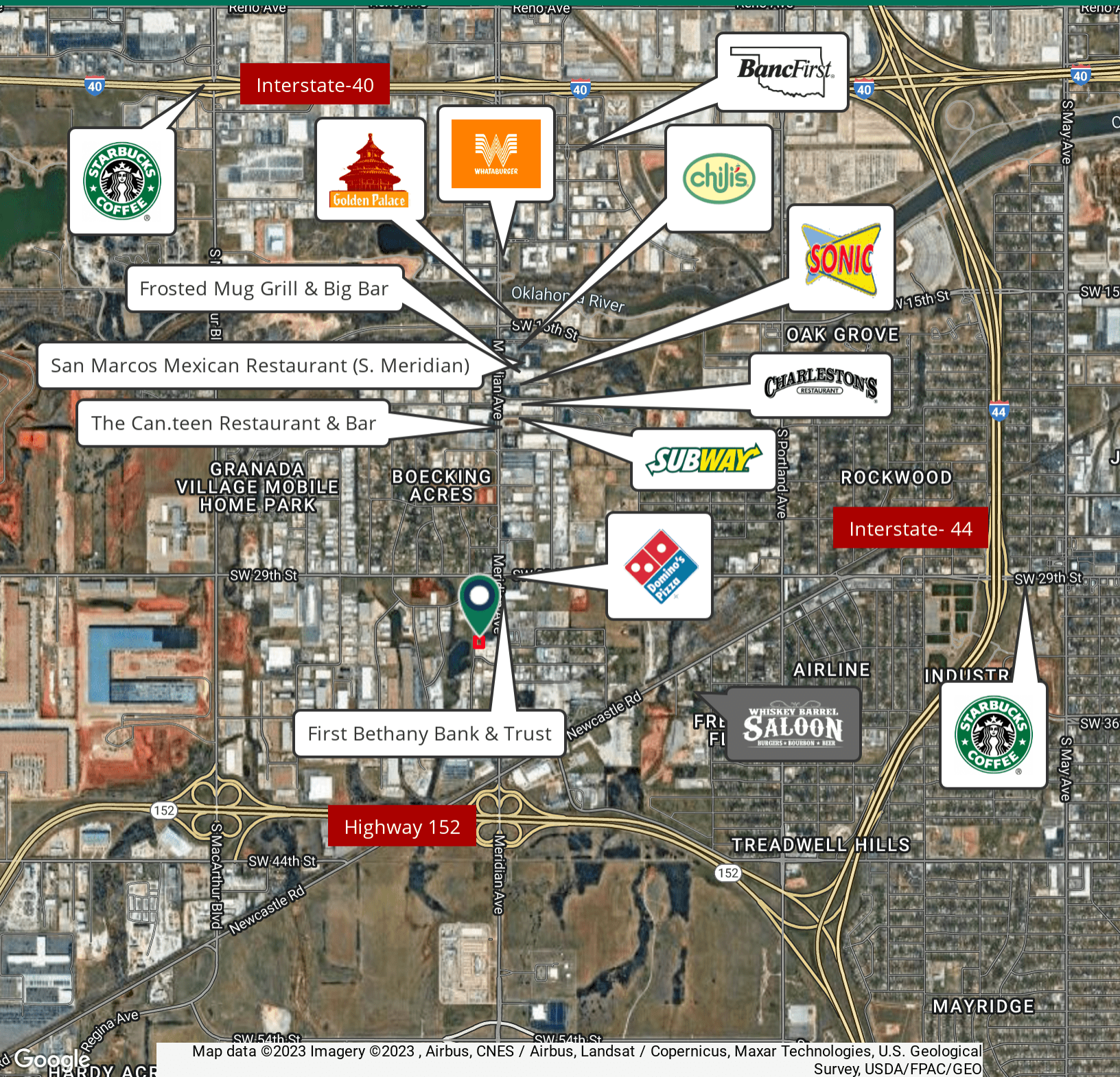
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