

1301 CORNELL PARKWAY
OKLAHOMA CITY, OK 73108

Industrial Space For Lease

\$10.00/SF/YR/NNN

Suite 400: 3,397 SF

Suite 700: 3,388 SF

NAIRED

COMMERCIAL
REAL ESTATE



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405.840.0600
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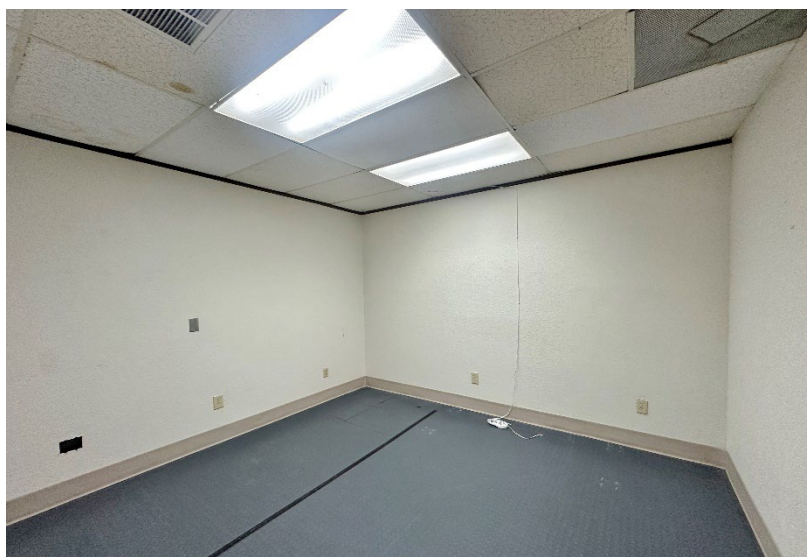
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ZAC MCQUEEN
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ZAC@NAIRED.COM



SUITE 400 HIGHLIGHTS

- Flex Warehouse
- 3,397 SF
- 3 Private Offices
- Open Area
- Break Room
- Fully Climate Controlled
- Approx. 60/40 Warehouse to Office Ratio
- 1 Dock High Door

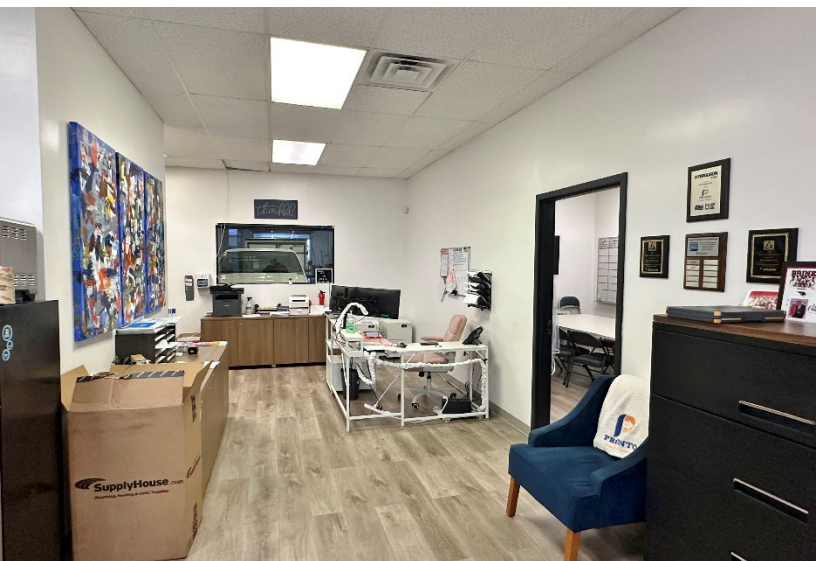


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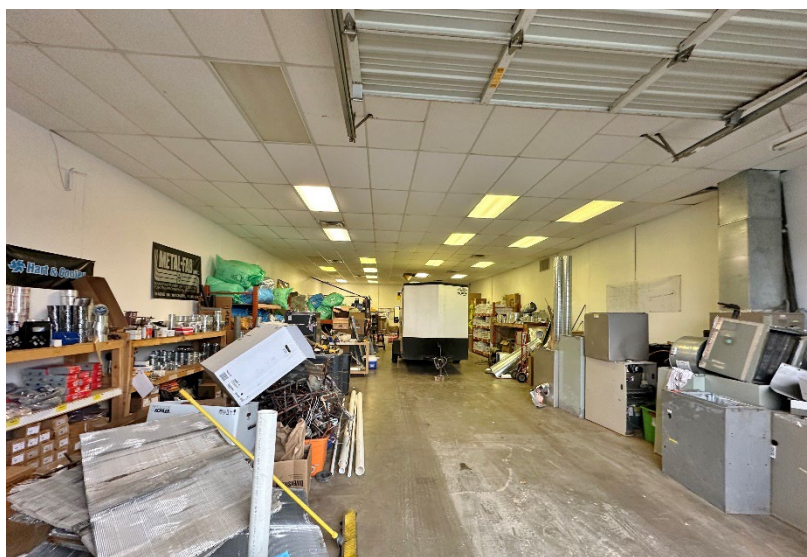
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SUITE 700 HIGHLIGHTS

- Warehouse
- 3,388 SF
- 3 Private Offices
- 1 Restroom
- Open Reception
- Fully Climate Controlled
- Approx. 70/30 Warehouse to Office Ratio
- 1 Grade Level Door



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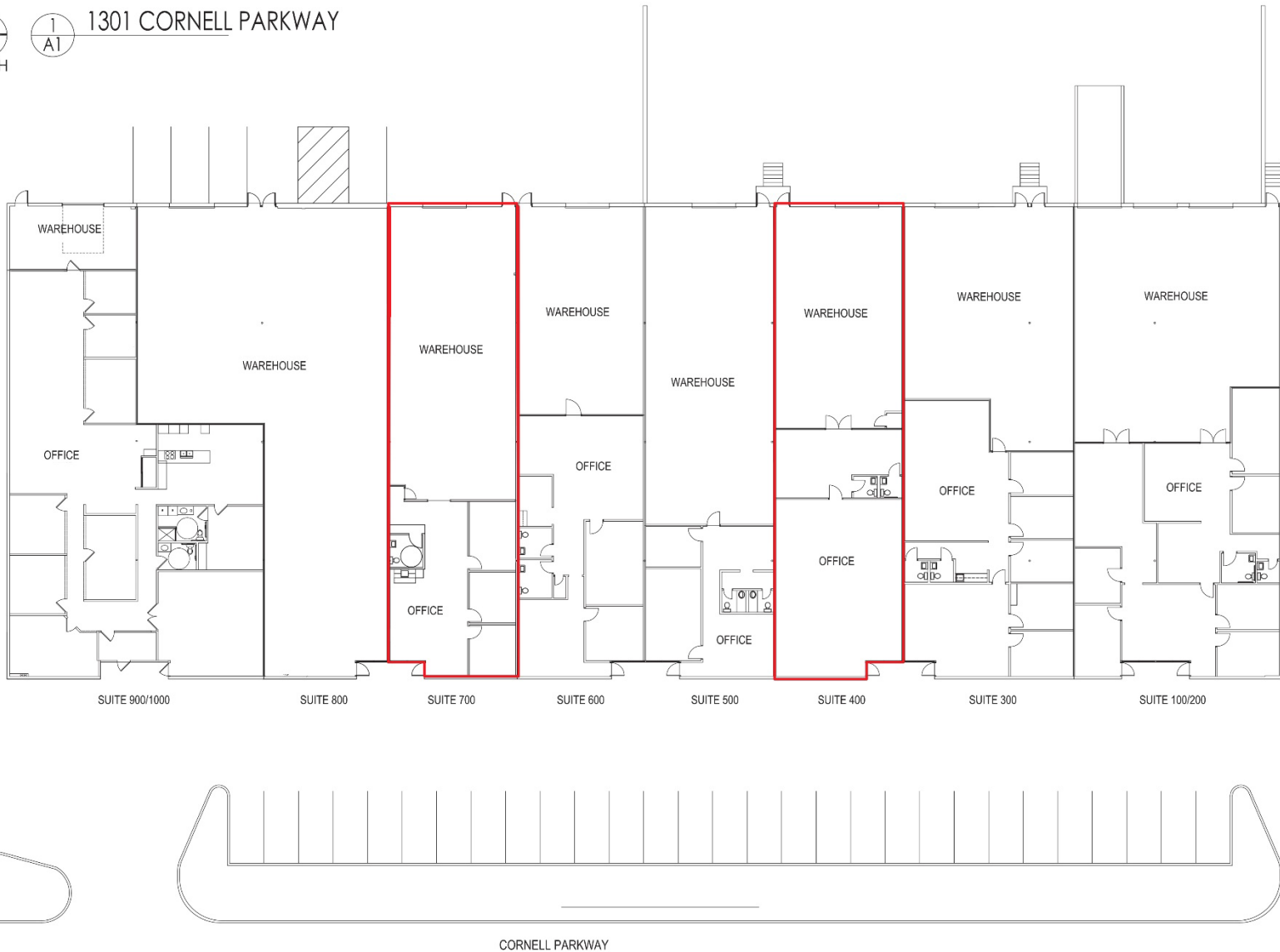
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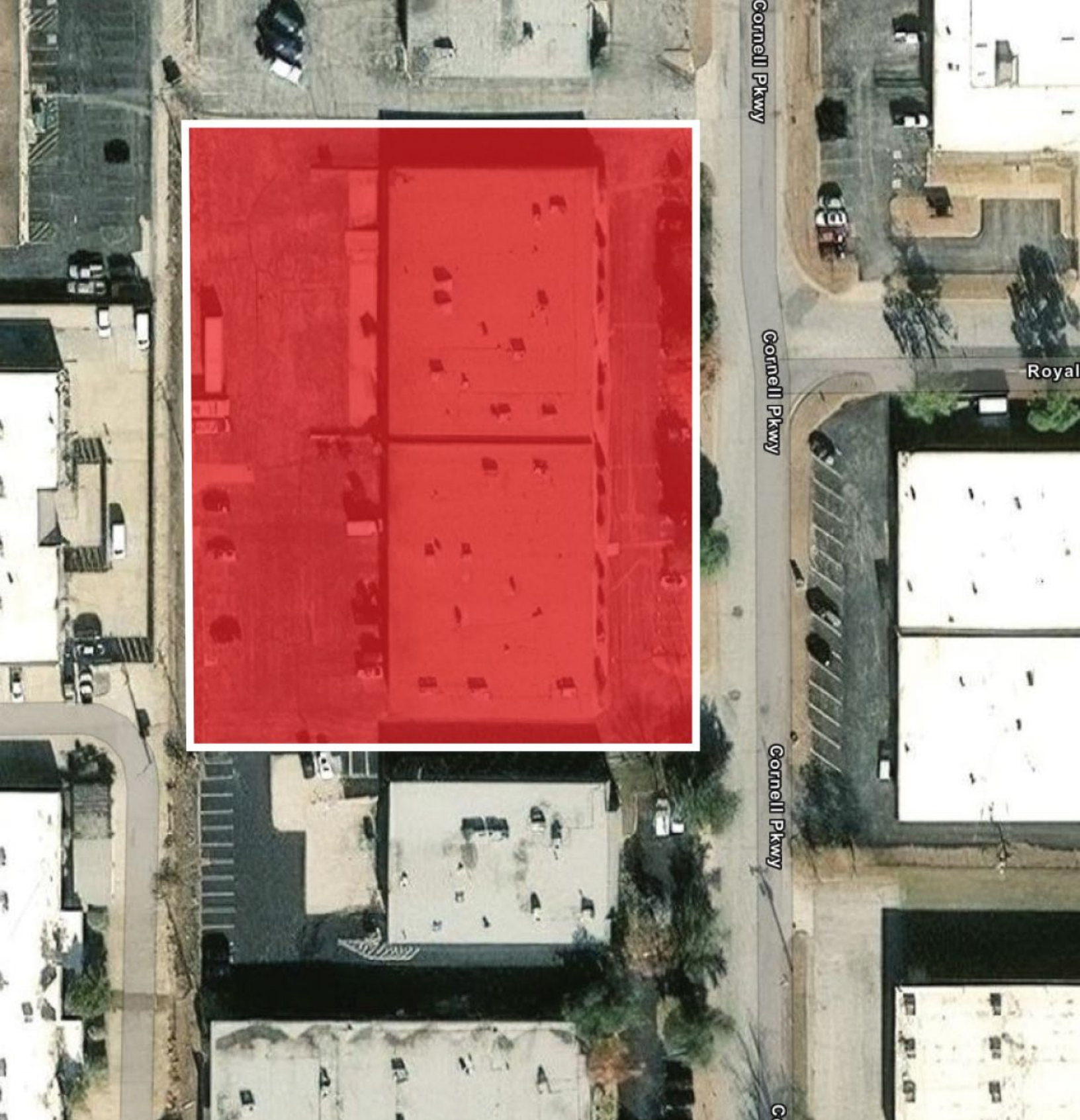
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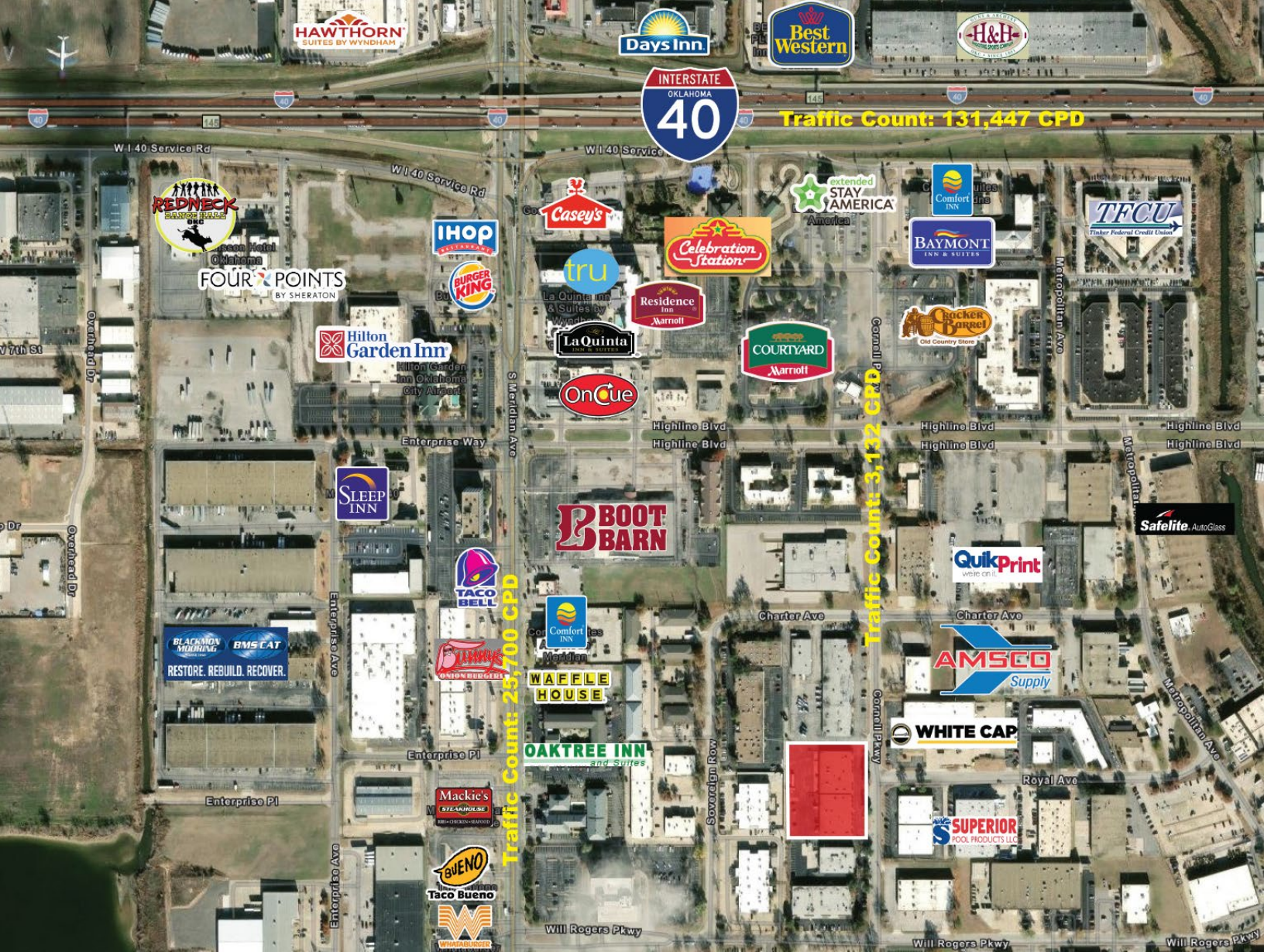


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DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	1,164	55,963	208,385
AVERAGE HOUSEHOLD INCOME	\$60,404	\$50,840	\$60,228
TOTAL HOUSEHOLDS	514	20,645	79,942

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