

# INDUSTRIAL BUILDING | FOR SALE

3900 VALLEY PARK DR  
EL RENO, OK 73036



COMMERCIAL  
OKLAHOMA



- BUILDING SIZE: ± 12,736 SF
- OFFICE: ± 4,636 SF
- WAREHOUSE: ± 8,100 SF
- LOT SIZE: ± 3.54 Ac
- DRIVE INS: (1) 14' X 14'
- CLEAR HEIGHT: 20'
- ZONING: I-3
- YR BUILT/RENO: 1993 / 2003
- NOI: \$84,000
- WALT: 2.5 YEARS

• **SALES PRICE:**  
**\$1,225,000**



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