

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$1,300,000
Lease Rate:	\$7.00 SF/yr (NN)
Building Size:	15,187 SF
Available SF:	15,187 SF
Lot Size:	1.28 Acres MOL
Year Built:	1982
Zoning:	I-2
Market:	Oklahoma City

PROPERTY OVERVIEW

This strategically located property is just off I-40, near the newly developed intersection of S. Council Rd. and Reno Ave, offering easy access to the surrounding metro area. With a spacious warehouse, nice sized office space, and a secure fenced yard, this property is ideal for a wide range of industrial applications.

Call us today for more information or to schedule a property tour.

PROPERTY HIGHLIGHTS

- 14' x 16' & 8' x 10' grade level doors
- Fenced & gated concrete yard
- 3 phase, 440V
- 9,540 SF warehouse space & 5,732 SF office
- 18'-19' clear height
- Heated warehouse
- Employee & customer parking with Reno frontage
- Camera security system
- Drive around capability

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ETHAN SLAVIN

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JOHNNY STRADAL

****PRIME OKC INDUSTRIAL PROPERTY FOR LEASE!****
8130 W RENO AVE | OKLAHOMA CITY, OK 73127



ADDITIONAL PHOTOS



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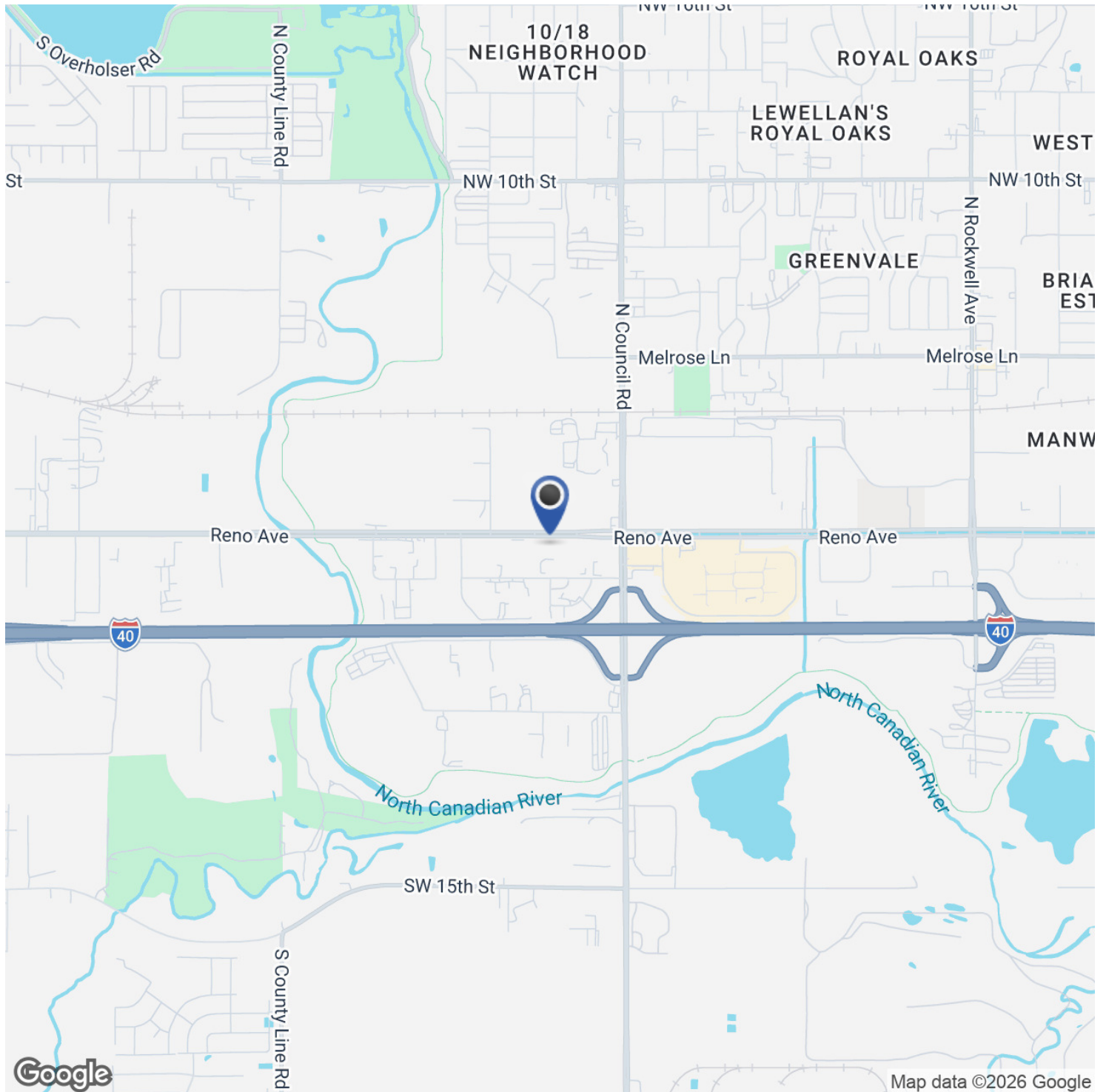
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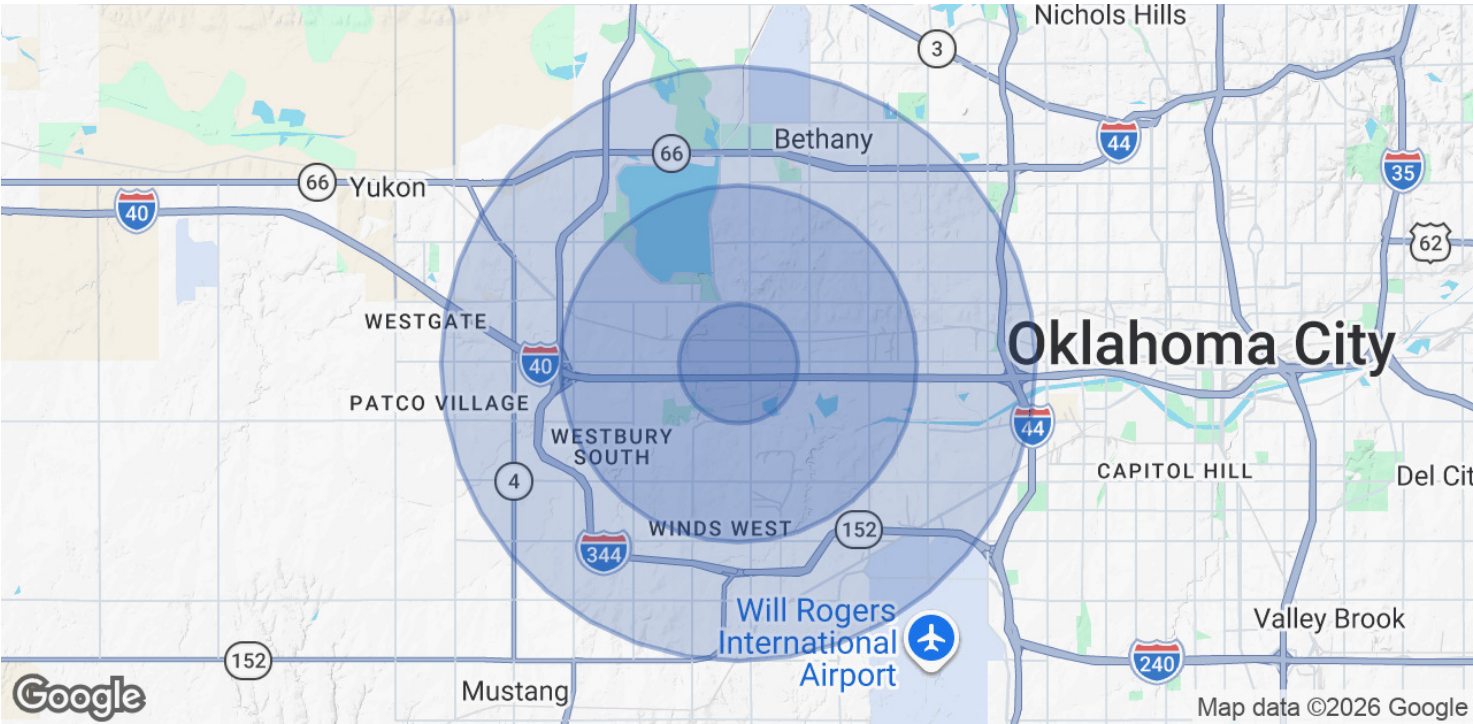
LOCATION MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,246	49,588	148,052
Average Age	35	37	37
Average Age (Male)	35	36	36
Average Age (Female)	35	37	38

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	885	18,704	55,853
# of Persons per HH	2.5	2.7	2.7
Average HH Income	\$54,278	\$77,890	\$80,967
Average House Value	\$142,392	\$227,935	\$219,078

2020 American Community Survey (ACS)

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