

1,500 SF Industrial FLEX warehouse with office space in OKC

1,500
SQUARE FEET

\$8.00 /yr
RENT / SF

\$1,000
RENT

(405) 974-9137
www.leaseappnow.com



No default photo.

PROPERTY ADDRESS

7204 Melrose Ln
Oklahoma City, OK 73127

COMMERCIAL TYPE: **Industrial**

LEASE TYPE: **NNN** AVAILABLE: **3/1/24**

DESCRIPTION

This industrial flex space is located at Melrose Business Park on Rockwell Ave and North of I-40. This unit has one office with air conditioner, bathroom, and heated warehouse. Office has air conditioner. Heated warehouse. Water heater. Mop sink. Lighting in warehouse. Drop ceiling in office. Overhead warehouse door. Zoned Industrial. 3 Phase (III) power with 200 amp panel. Storefront windows and door on Melrose Ln. Great I-40 access, just off Rockwell North of Reno.

Call or schedule a showing online today! Interested parties must complete rental application and verification. Due at lease signing: 1st month's rent, last month's rent, and security deposit. Tenant pays utilities and building expenses in addition to monthly rent. NNN Charges: \$125/mo. Water and sewer: \$50/mo.

AMENITIES

- Office
 - Overhead door
 - Street frontage
 - Heated Warehouse
 - Building Signage
 - Industrial/FLEX
 - Lights in warehouse
 - Zoned Industrial
 - Melrose Business Park
 - Close to Highway I-40
 - 1 Bathroom
 - Mop sink
 - Waterheater
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RENTAL TERMS

Rent	\$1,000
Security Deposit	\$1,175
Application Fee	\$20

