

FOR SALE



OLT REALTY LLC
COMMERCIAL REAL
ESTATE

New Warehouse Industrial Bldg on **HWY 75**

NORTH 75 BUSINESS PARK

N 56th Street & Highway 75 · Tulsa, Oklahoma

A shovel-ready pad offered for sale with direct Highway 75 frontage just minutes from downtown Tulsa and Tulsa International Airport. The site supports a variety of build options – including the 25,536 SF industrial / warehouse design for which we have plans, renderings, and permits already in hand. Suitable for warehouse, light manufacturing, distribution, or other compatible uses.

- Highway 75 frontage with prominent signage
- 4 drive-in at-grade doors + 1 dock-high
- Configurable office build-outs
- Flexible suite divisions
- Ample on-site parking

Property **DETAILS**

Total Building	±25,536 SF
Suite Range	2,400 - 11,136 SF
To Downtown Tulsa	5 Min
Use Type	Industrial / Warehouse
Floorplans	Flexible
Delivery	2026
Land for Sale	\$800,000

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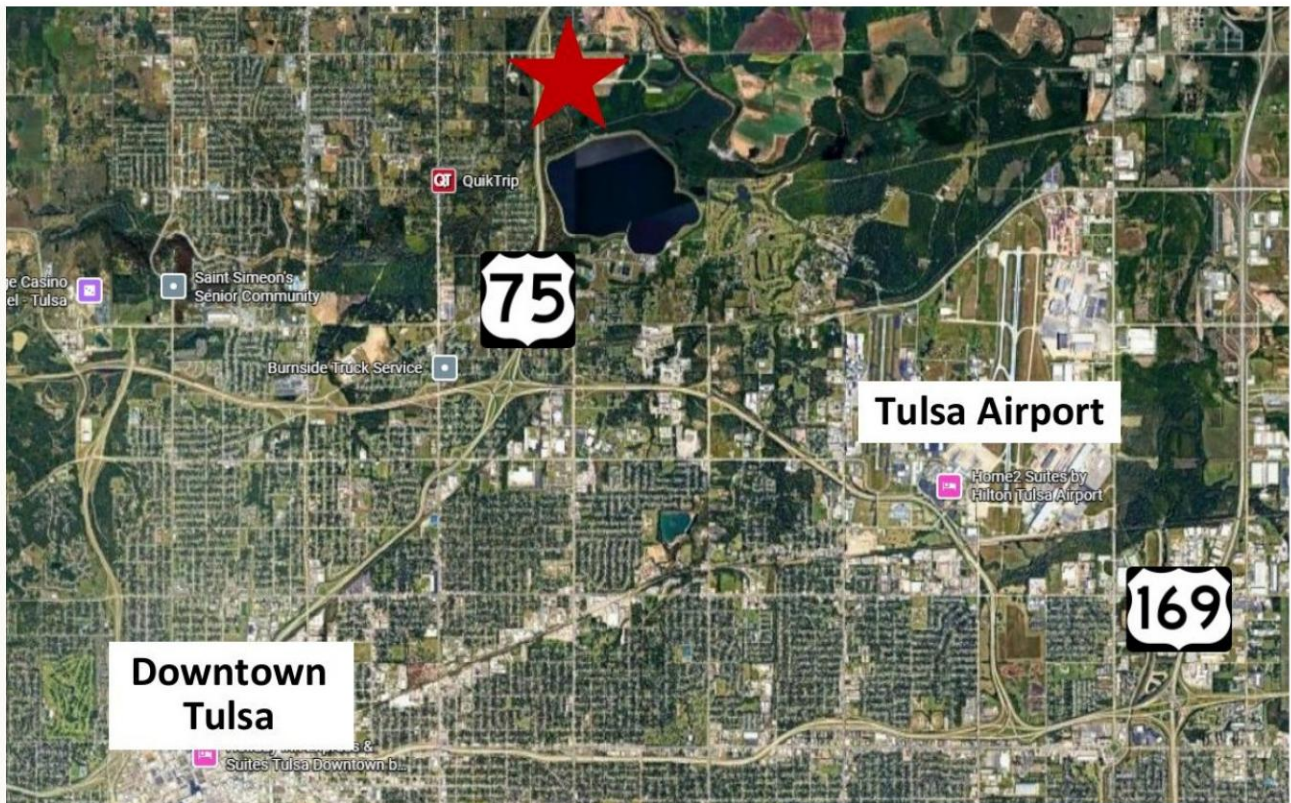
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AERIAL VIEW



PREMIER OFF-HIGHWAY LOCATION