

TULSA DISTRIBUTION/WH & OUTSIDE STORAGE FOR LEASE



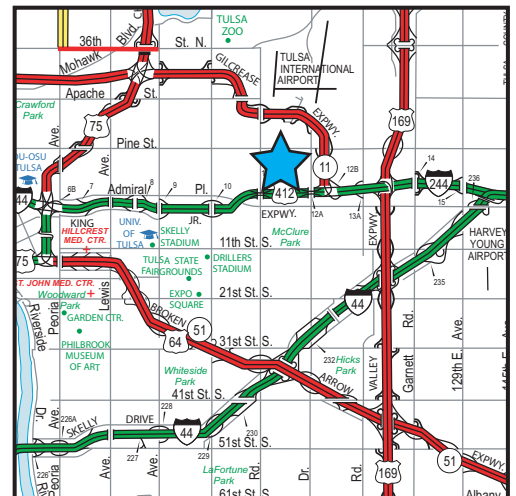
1624 N 71ST E AVE, TULSA, OK 74115

SIZES

- 46,250 SF Building
 - 2,500 SF Office ±
 - 3,750 SF ± Loading/staging bay with freight lift
 - 40,000 SF ± Warehouse area with docks
- 4.79 acre Land site
(See Floor Plan)

FEATURES

- Economical distribution/warehouse space in Northeast Tulsa
- Expansive paved trailer parking areas & laydown yard
- Dock High Loading: (6) 10x10 doors, 2 with shelters
- Grade Level Loading: (2) 10x10 OH Doors, staging bay
- 15.5' + clear height
- Gated and secured site with ample parking spaces
- New LED Lighting
- Industrial Light (IL) Zoned
- Nearby access to Tulsa International Airport and Hwy 11/I-244
- Adjacent local ownership



Tulsa Area Map

The information contained herein is believed to be accurate but is not guaranteed as to accuracy and may change or be updated without notice.

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Aerial



Exterior Photos

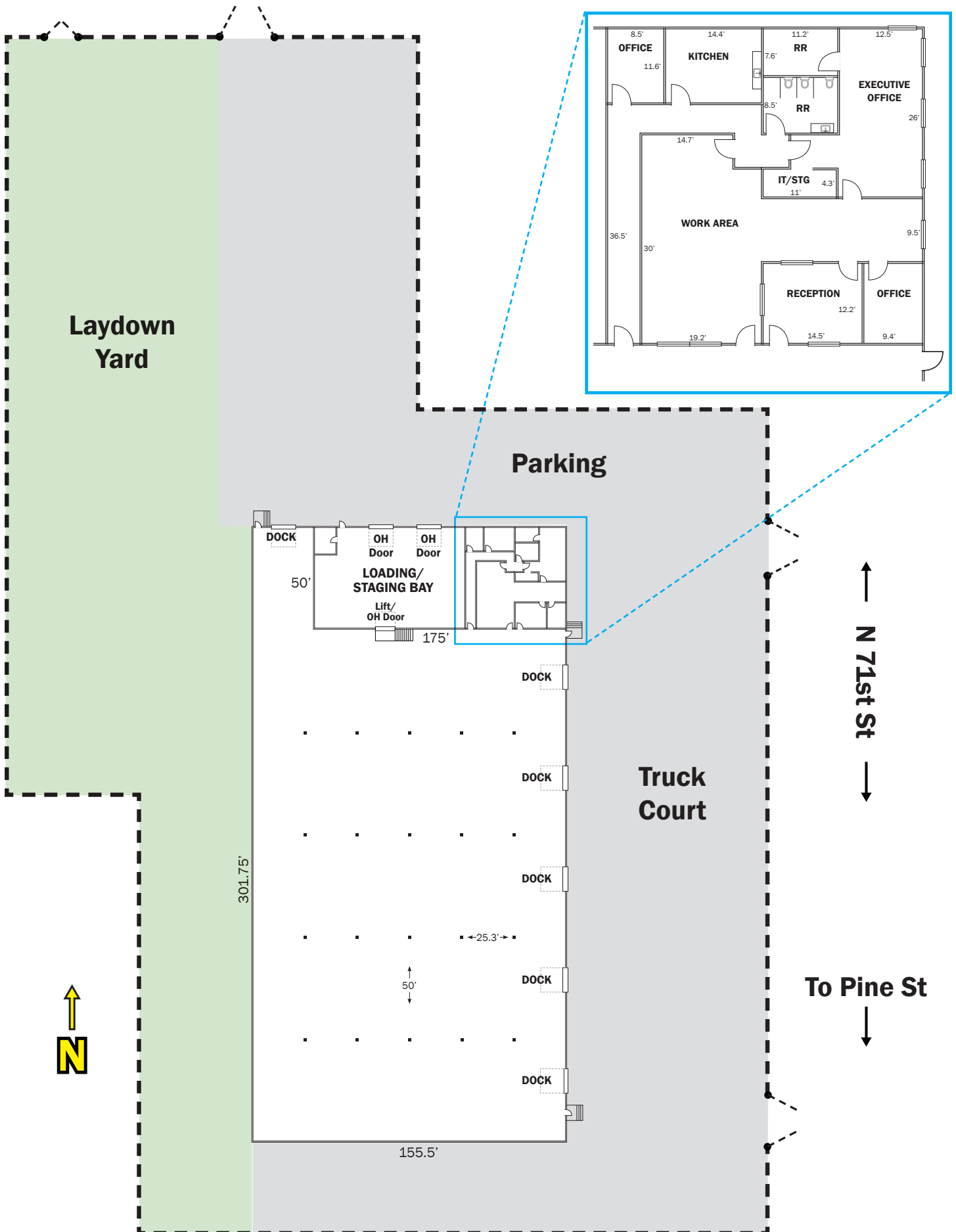


Dock Loading

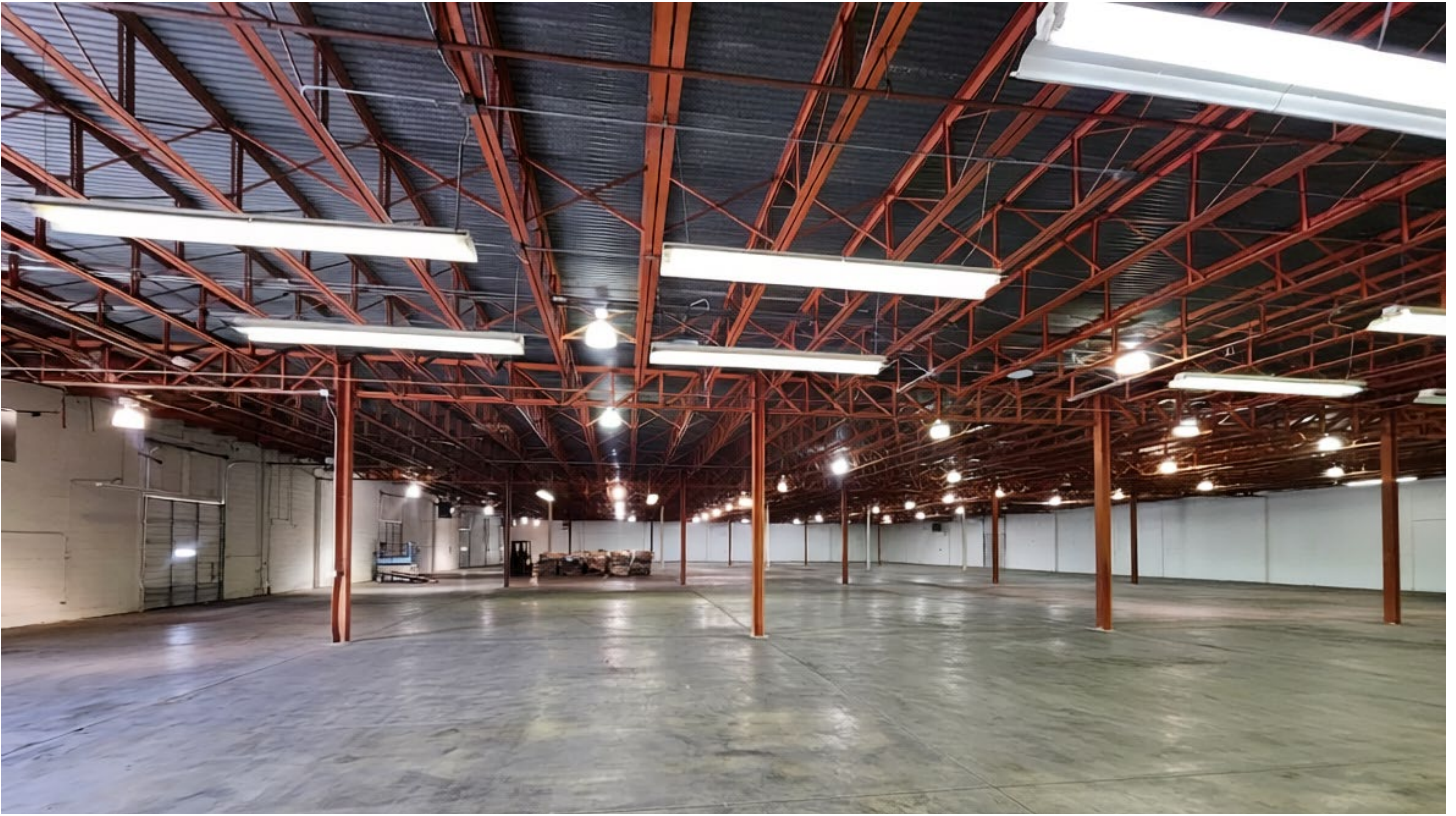


Side Loading/Dock

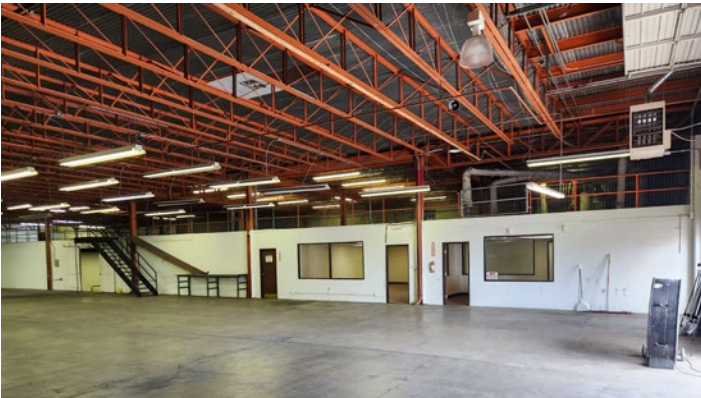
Site/Floor Plan



Photos



Warehouse



Warehouse to Office Area



Loading/Staging Bay



Office Area



Executive Office