



3031 N.E. 23rd Street

Oklahoma City, Oklahoma 73121

PROPERTY HIGHLIGHTS

- **8,810 SF – 37,560 SF**
- 6 ft Metal Fenced Yard
- 27 Dedicated Parking Spaces
- 14' Clear Ceiling Heights
- Cannabis Friendly
- Fire Suppression System
- Additional Land Available

TOTAL SF	37,560 SF
TOTAL ACRES	2.67 Acres
YEAR BUILT / RENOVATED	1997
ZONED	I-2

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Bob Sullivan, CCIM

+1 405 641 9798

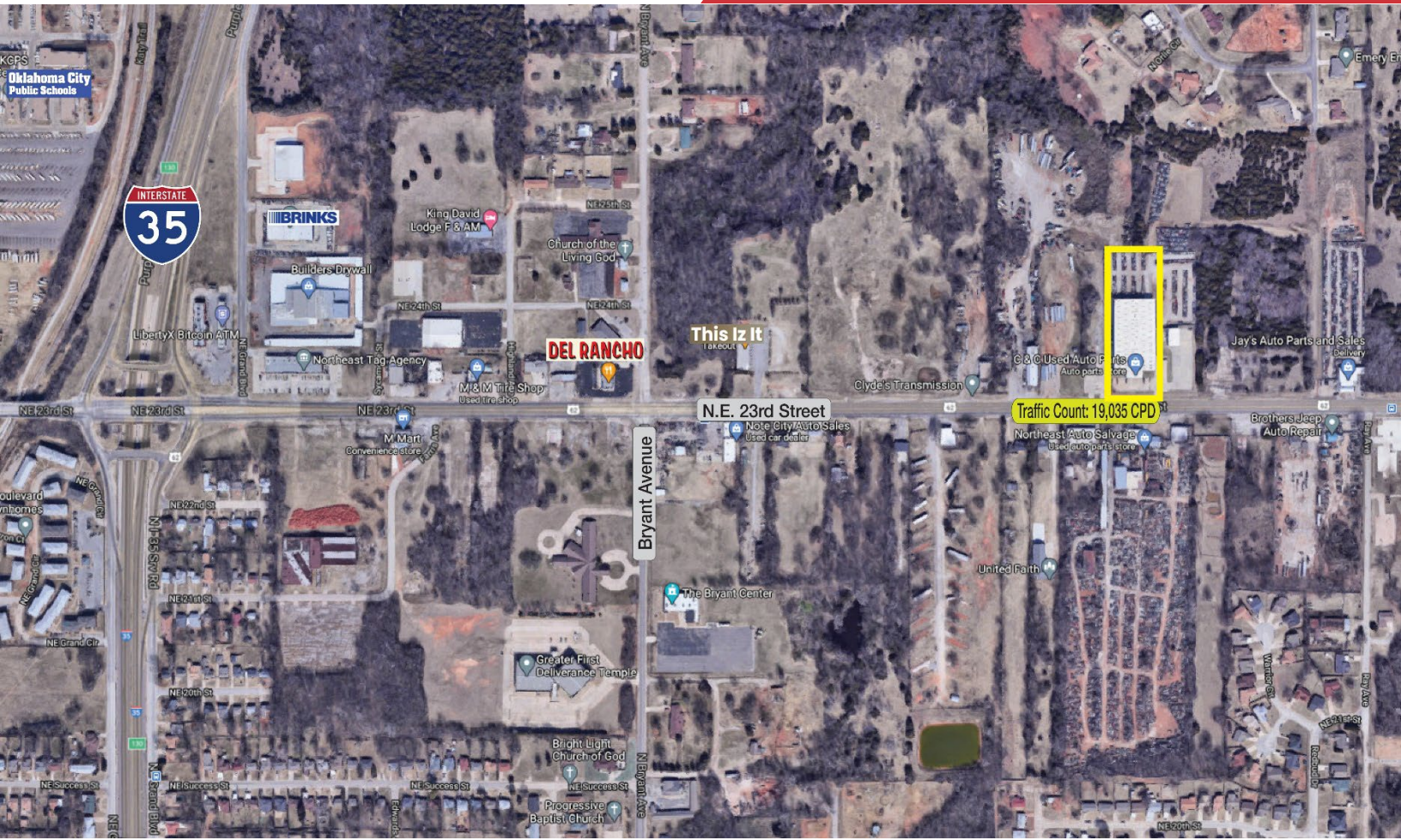
bob@naisullivangroup.com

4045 N.W. 64th Street, Suite 340
Oklahoma City, OK 73116

www.naisullivangroup.com

+1 405 840 0600 OFFICE

+1 405 840 0610 FAX



LOCATION HIGHLIGHTS

- Easy Access to I-35 / I-40
- 23rd Street Frontage
- Easy Access to Downtown
- Near Tinker Air Force Base

Population	1 Mile: 4,205	3 Miles: 36,050	5 Miles: 130,269
Average Household Income	1 Mile: \$49,449	3 Miles: \$50,109	5 Miles: \$60,762
Total Households	1 Mile: 1,764	3 Miles: 15,542	5 Miles: 54,094

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