



408 Sigma Place

Guthrie, Oklahoma 73044

PROPERTY HIGHLIGHTS

- Operating Medical Marijuana Processing Facility
- Processing and Grow License Available with Property
- New Commercial Kitchen
- Large Inventory List Available
- (2) Neocision Vacuum Ovens
- Maxx Cold Commercial Freezer
- Cloudline 6" Exhaust Fan
- Saturn Commercial Refrigerator
- Cook Rite Range
- 12 CFM Vacuum Pump
- Logan County (in City Limits)
- 3 Phase Power
- 16' Clear Ceiling Height
- Trade Name Not Included
- **Option to Sell the Land Separately with the Grow License Included & All Utilities on the property. 2 Acres for \$275,000 with 3 Phase Power**



TOTAL SF	2,400 SF
TOTAL ACRES	2.3 Acres
YEAR BUILT / RENOVATED	2012
ZONED	I-1

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INVENTORY LIST

- (9) 5 foot stainless steel tables
- (2) Neocision vacuum ovens
- (2) 9 CFM vacuum pumps
- Across International Heat circulator
- BVV 5ab Zero Chiller
- Recovery Pump
- BVV Icarus extractor
- CRC Column
- 12 CFM vacuum pump
- Cloudline 6" exhaust fan
- (2) RCA chest freezer
- BVV refrigerant scale
- 2'x2' stainless steel table
- 12 inch heat mat
- 5 gallon heat mat

- Maxx Cold commercial freezer
- Saturn commercial refrigerator
- Patriot 3-bay sink
- Hand washing sink
- Cook Rite range
- (2) Kitchen Aid mixers
- (2) A&D scales
- Bakers rack
- Kitchen cart

- (5) Shelving unit
- Workbench and cabinet set
- HP Computer
- HP Printer
- Large air compressor
- Danby large chest freezer

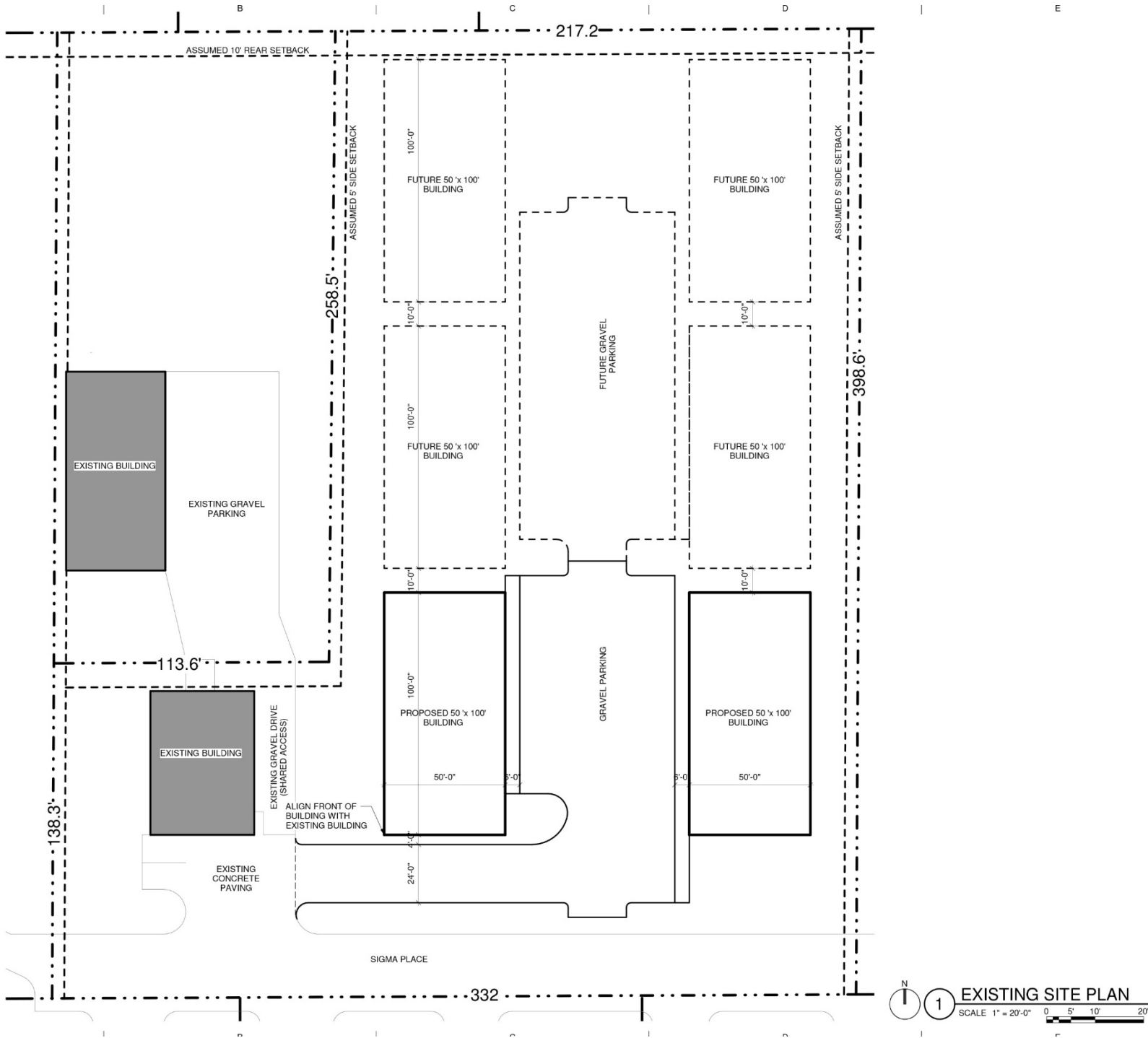
- (2) 10x10 grow tents
- (2) 2 ton air units
- Split unit with 2 ton and 1 ton head
- (2) 65 inch Tvs

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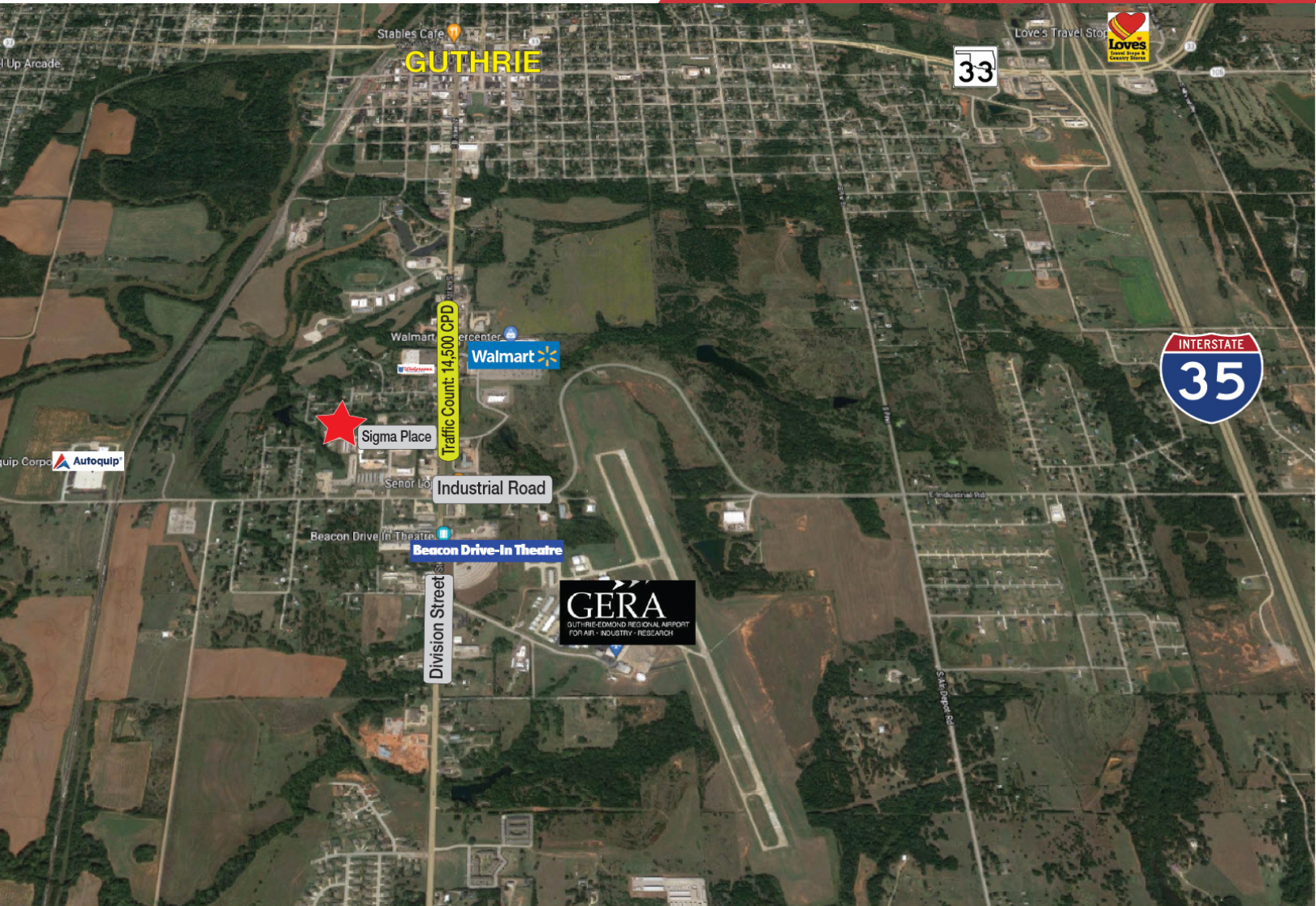


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Population	1 Mile: 514	3 Miles: 12,315	5 Miles: 16,057
Average Household Income	1 Mile: \$55,604	3 Miles: \$62,977	5 Miles: \$68,407
Total Households	1 Mile: 211	3 Miles: 4,792	5 Miles: 6,180

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