

FOR LEASE

4301 WILL ROGERS PARKWAY, SUITE 600-800, OKLAHOMA CITY, OK 73108



HORIZON
COMMERCIAL REAL ESTATE

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Lease Rate/SF		\$5.25
Lease Type		NNN
Lease Term		Negotiable
Year Built		1975
SF Available for Lease		12,886
Office Size		3,083
Zoning		I-2
Grade Level Doors		2
Clear Height		14'
Bay Depth		100' 3"
Column Spacing		30'2"
Power	480V/3 Phase/400 Amps	

Highlights

LARGE OPEN RECEPTION

GRADE LEVEL OVERHEAD DOORS

100% CLIMATE CONTROLLED

3.5 MILES FROM WILL ROGERS
WORLD AIRPORT

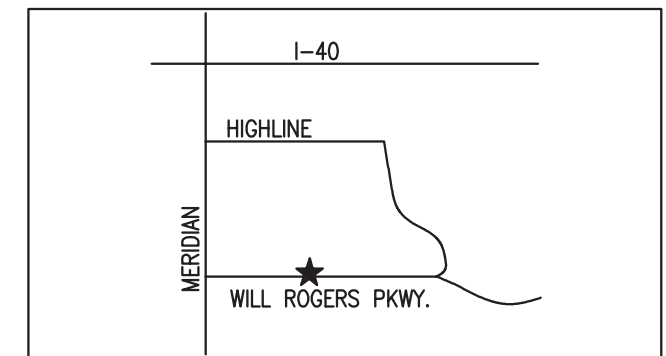
EASY ACCESS TO I-40



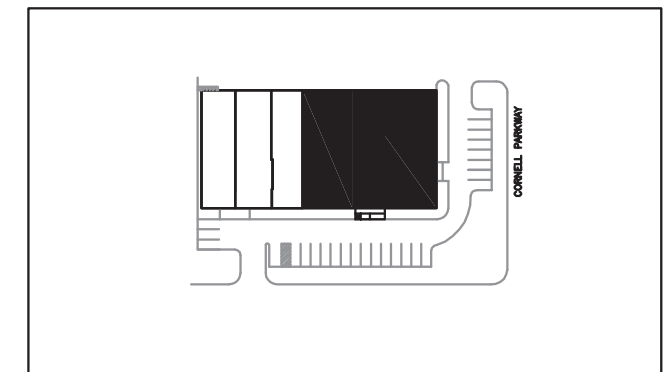


METRO BP II

4301 WILL ROGERS PKWY. #600-800
OKLAHOMA CITY, OKLAHOMA 73108



LOCATION MAP, NTS



KEY PLAN, NTS

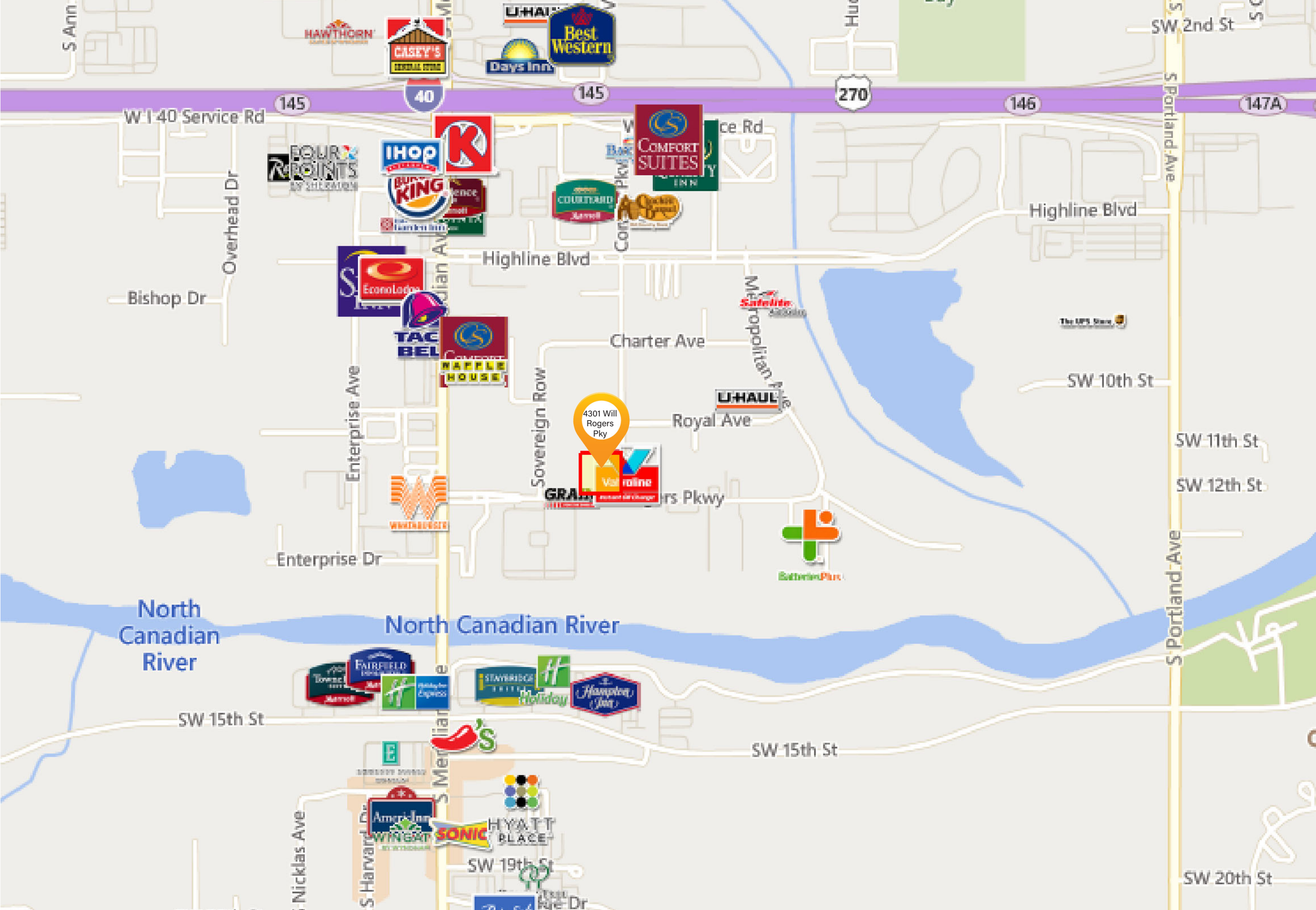
OFFICE:	3,083	RSF
WAREHOUSE:	9,803	RSF
TOTAL:	12,886	RSF

FEATURES:
DOCK DOORS:
CLEAR HEIGHT:
PARKING RATIO:
COLUMN SPACING: 30'-2"

OPT. 1

SCALE: 1/16"=1'-0"

5/1/2020



DEMOGRAPHIC SUMMARY

4301 Will Rogers Pkwy, Oklahoma City, Oklahoma, 73108

Ring of 3 miles

KEY FACTS

56,702

Population



20,059

Households

31.7

Median Age

\$33,617

Median Disposable Income

EDUCATION

31%

No High School Diploma



33%

High School Graduate



24%

Some College



13%

Bachelor's/Grad/Prof Degree

INCOME



\$38,734

Median Household Income



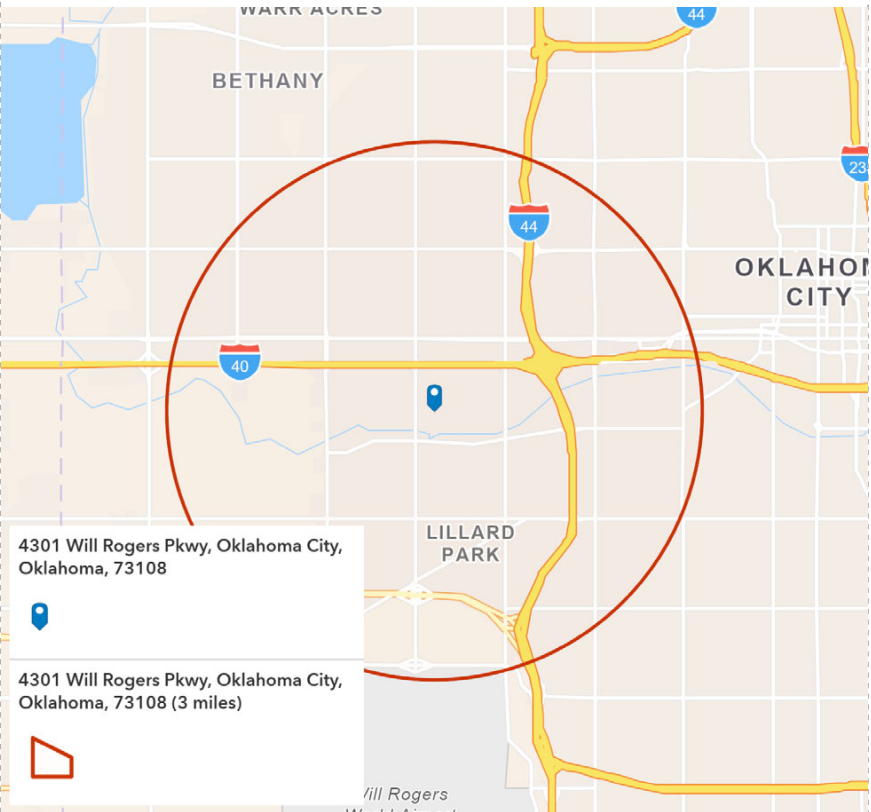
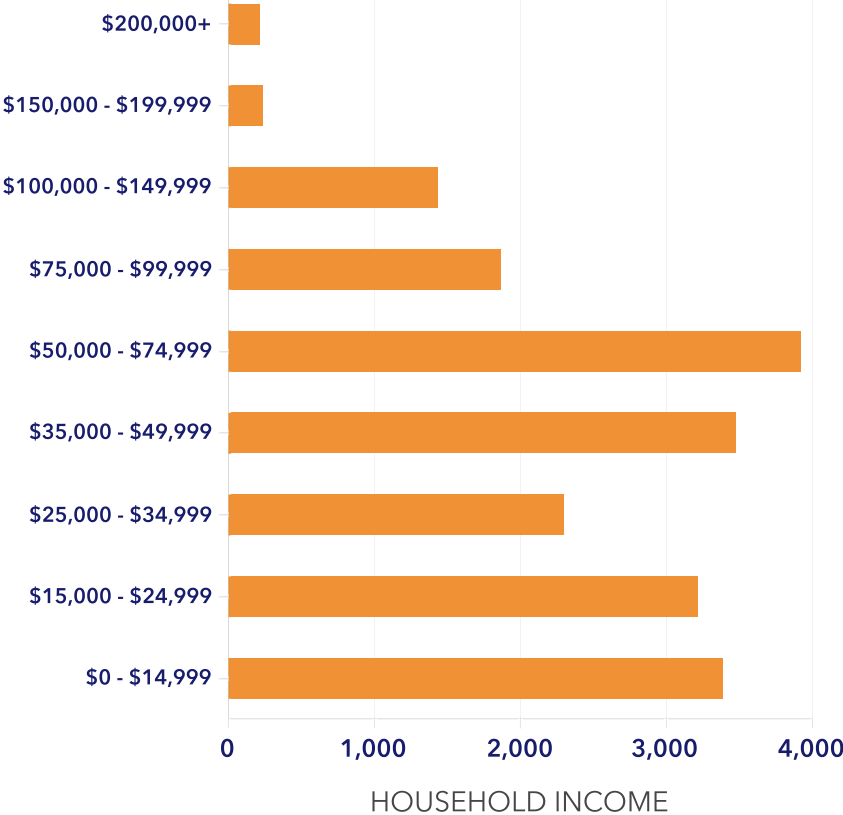
\$17,569

Per Capita Income



\$21,588

Median Net Worth



EMPLOYMENT



42%

White Collar



40%

Blue Collar



18%

Services

7.4%

Unemployment Rate