

SHAMROCK BUILDING
5600 PHILIP J RHOADS AVENUE
OKLAHOMA CITY, OK 73008



Office Building For Lease at
Wiley Post Airport

10,535 SF on 2 Acres MOL

Lease Price: \$14.00/SF NNN

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PROPERTY OVERVIEW

TOTAL SF	10,535 SF
LOT SIZE	2 ACRES +/-
YEAR BUILT	1960
ZONING	I-2

- Ample Parking
- 1 Executive Suite with Bathroom
- Large Conference Room
- Large Break Room Area
- 8 Private Offices
- 2 Shared Office Areas
- Large Meeting/Training Room
- On Wiley Post Airport
- Easy Access to NW Expressway, NW 39th Expressway/US Route 66, I-44 & Kilpatrick Turnpike

DEMOGRAPHICS



POPULATION

1 MILE: 8,147
 3 MILES: 84,791
 5 MILES: 201,266



AVERAGE HOUSEHOLD INCOME

1 MILE: \$64,006
 3 MILES: \$68,903
 5 MILES: \$75,167



TOTAL HOUSEHOLDS

1 MILE: 3,082
 3 MILES: 34,248
 5 MILES: 82,771



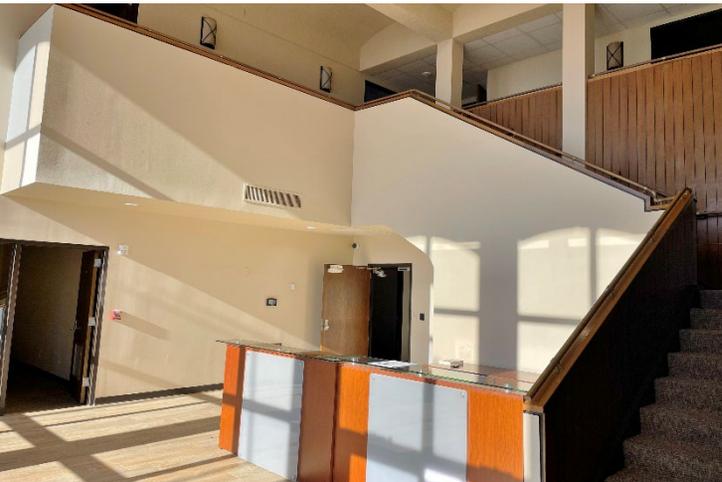
1.5 MILES FROM
 NW 39TH
 EXPRESSWAY

2.5 MILES FROM
 NW EXPRESSWAY

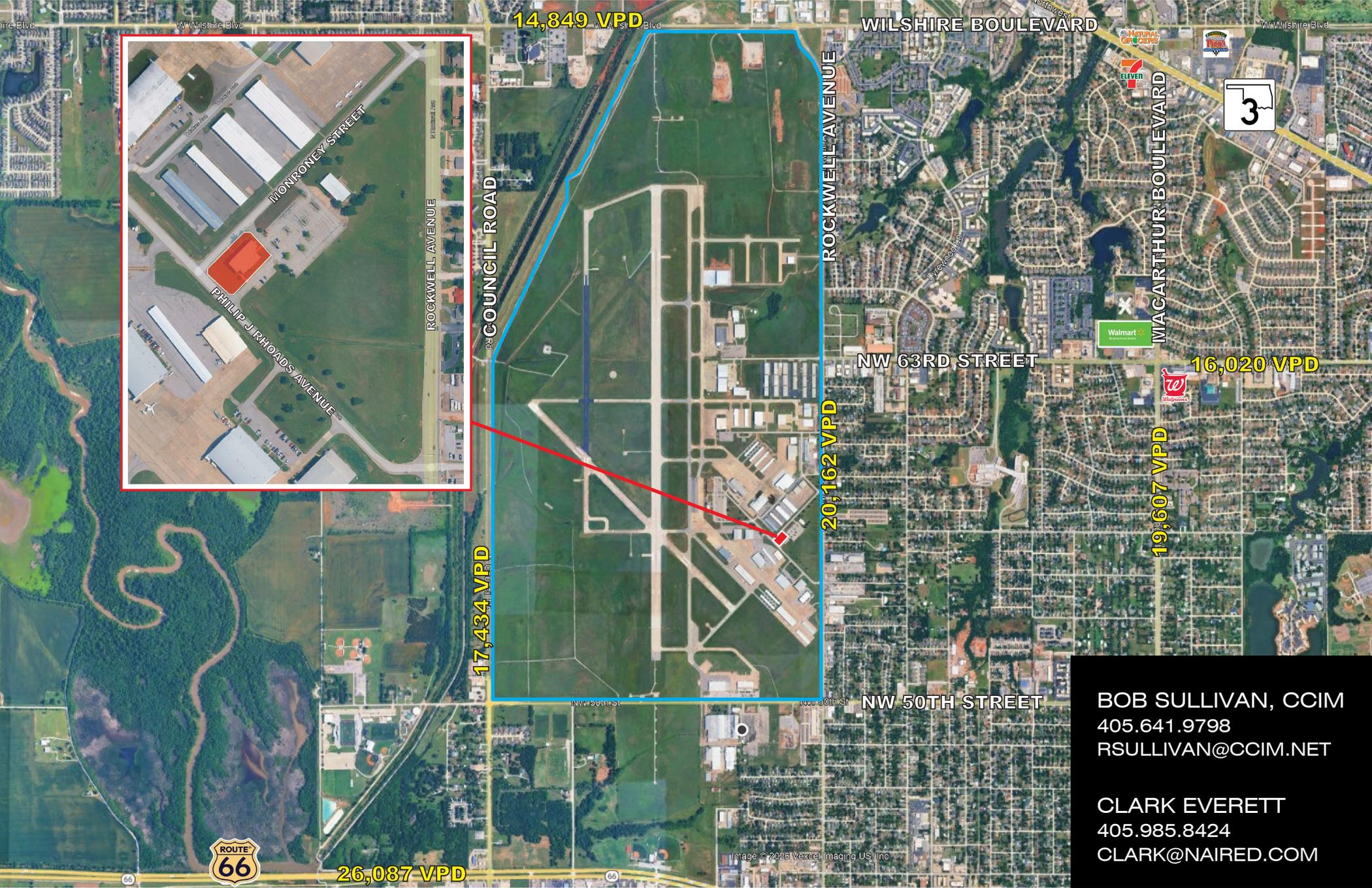
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NAI Red is pleased to market the Shamrock Office Building at Wiley Post Airport for lease. The Shamrock Building has a total of 10,535 SF spread across two stories and features ample parking. Conveniently located in Northwest Oklahoma City, the Shamrock building offers easy access to Northwest Expressway, Northwest 39th Expressway, I-44 and the Kilpatrick Turnpike. The building has a large meeting room on the first floor that is well suited for training purposes.

The building offers a mix of 8 private offices and two office areas that can be set up for cubicle/open office configurations. The Shamrock features a large Executive Suite with a private bathroom as well as a large conference room and break room. This flexible office property could serve a variety of office users, including training or educational centers. Please reach out to Bob or Clark to schedule a tour.



5600 PHILIP J RHOADS AVENUE AERIAL



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