

5421 SW 29th Street
Oklahoma City, OK
73179

Investment Property
Industrial Distribution Building
For Sale

20,280 SF on 2.45 Acres MOL

Sales Price: \$1,500,000

100% Occupied

Cap Rate: 8.79%



HAVE QUESTIONS?
405.840.0600
NAISULLIVANGROUP.COM

NAI Sullivan Group

Bob Sullivan, CCIM
405.641.9798
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- This 20,280 SF Facility was Originally Built for Airborne Express and Subsequently Used by DHL as a Hub Transit Facility. Currently Occupied by a Landscape/Product Distributor, the Current NOI is \$131,844.00. The Sales Price is \$1,500,000.00 Yielding a Cap Rate of 8.79%. The Current Lease Expires August 31, 2025 and there is a 5-Year Option to Extend
- (20) Grade Level Doors & (2) Dock High Doors
- 3,000 SF Office
- 14' Ceiling Height
- Sprinklered
- 200 Amp/240 Volt/3 Phase Power
- Fenced Yard for Trailer Storage
- Concrete Parking Area
- Aero Meridian Industrial Area
- Frontage: 164' on S.W. 29th Street
- 1 Mile from I-44 Corridor
- 3 Miles from Will Rogers World Airport
- Located on the N.W. Corner of S.W. 29th Street & S. Purdue

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	1 MILE	3 MILE	5 MILE
POPULATION	2,291	30,904	160,241
AVERAGE HOUSEHOLD INCOME	\$62,663	\$36,727	\$39,549
TOTAL HOUSEHOLDS	968	11,385	59,322

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