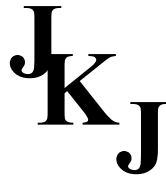


7910 South 101<sup>st</sup> East Avenue  
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**REALTY COMPANY**



# Warehouse/Studio - FOR LEASE

## Downtown Tulsa -- 601 E 4<sup>th</sup> Street

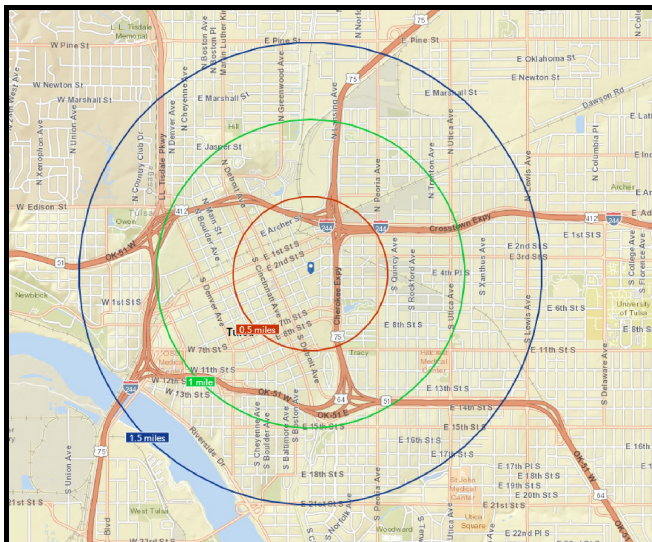
**Total Building Size:** 11,544sf  
(4,404 office / 7,140 Warehouse)  
**Zoning:** CBD  
**Land Size:** 20,654sf  
**Price:** \$10.40/sf NNN



- **UNIQUE Property**
- **VERY secure**
- **Creative Space & Open Concept**

Excellent opportunity in downtown Tulsa to occupy a building in a very strong redevelopment and growth corridor. Very unique building available that can accommodate a number of different uses.

Adaptable to many different uses including brewery, distillery, industrial uses, creative space. New windows, new paint, remodeled office. Unique venue for many of different uses.



- **Overhead doors**
- **Private, Secured parking**
- **Private Entry Gate**

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