

**FOR SALE OR LEASE**  
280 S MEMORIAL DR  
TULSA, OK 74112



CUSHMAN &  
WAKEFIELD

COMMERCIAL  
OKLAHOMA



**SALE  
PRICE:**  
\$1,750,000

## PROPERTY HIGHLIGHTS

- |                          |                   |
|--------------------------|-------------------|
| • <b>LEASE RATE:</b>     | <b>NEGOTIABLE</b> |
| • <b>BUILDING SIZE:</b>  | ± 50,724 SF       |
| • <b>LOT SIZE:</b>       | ± 4.46 AC         |
| • <b>PARKING:</b>        | ± 192 SPACES      |
| • <b>ZONING :</b>        | OL                |
| • <b>YEAR BUILT:</b>     | 1960              |
| • <b>ADDITION BUILT:</b> | 2006              |

## AVAILABLE NOW

- 755 FT OF FRONTAGE ON MEMORIAL DR. INCLUDING PROMINENT SIGNAGE
- EASY ACCESS TO I-244
- FULL COMMERCIAL KITCHEN
- GYMNASIUM/ACTIVITY CENTER
- AMPLE PARKING (±3.8 SPACES/SF)

## CONTACT

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## TULSA

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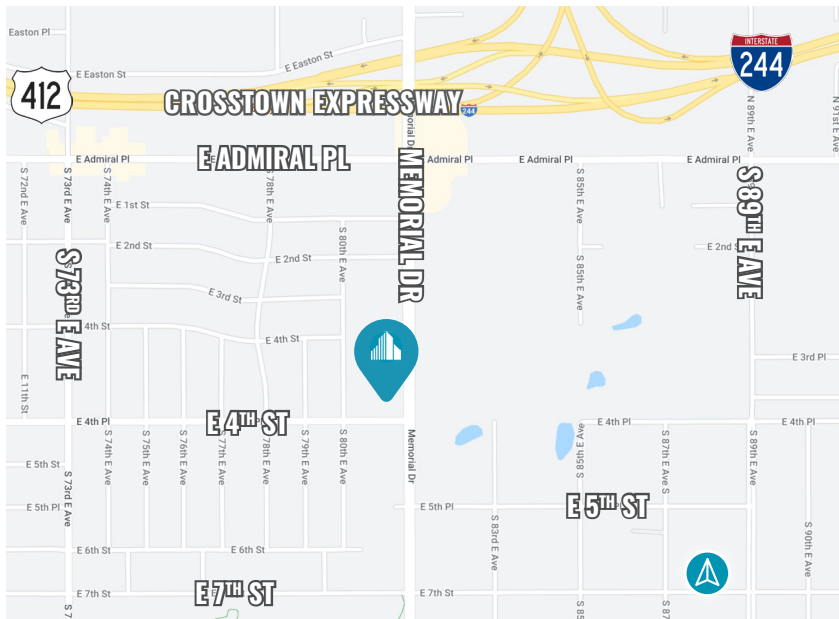
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## PROPERTY PHOTOS



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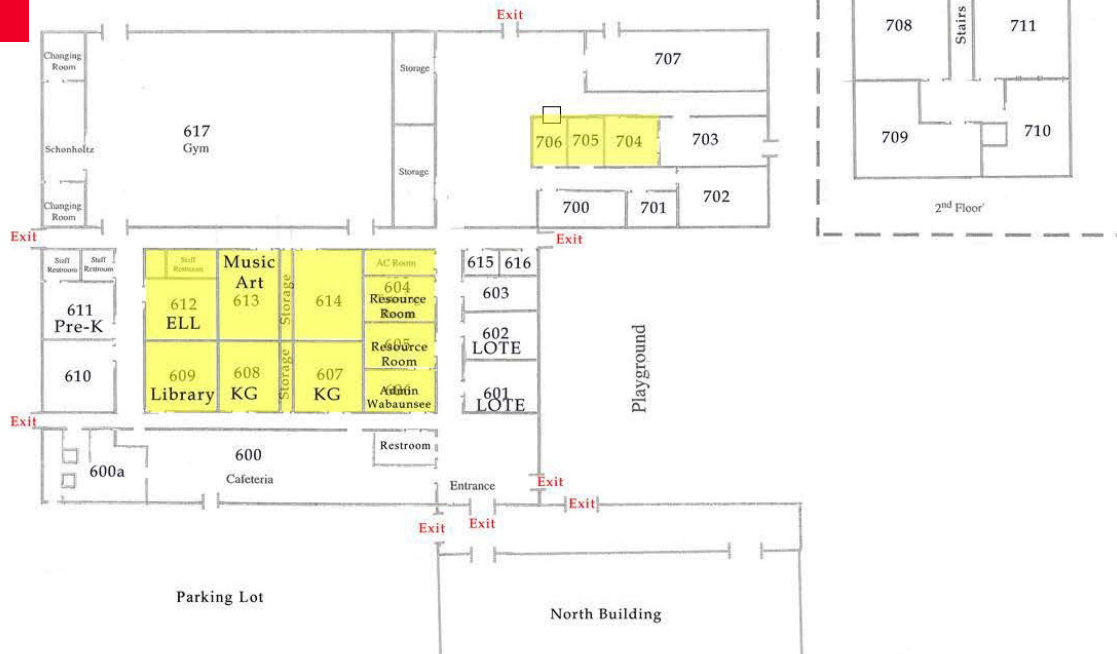
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## BUILDING ONE

### Plan 2020-2021

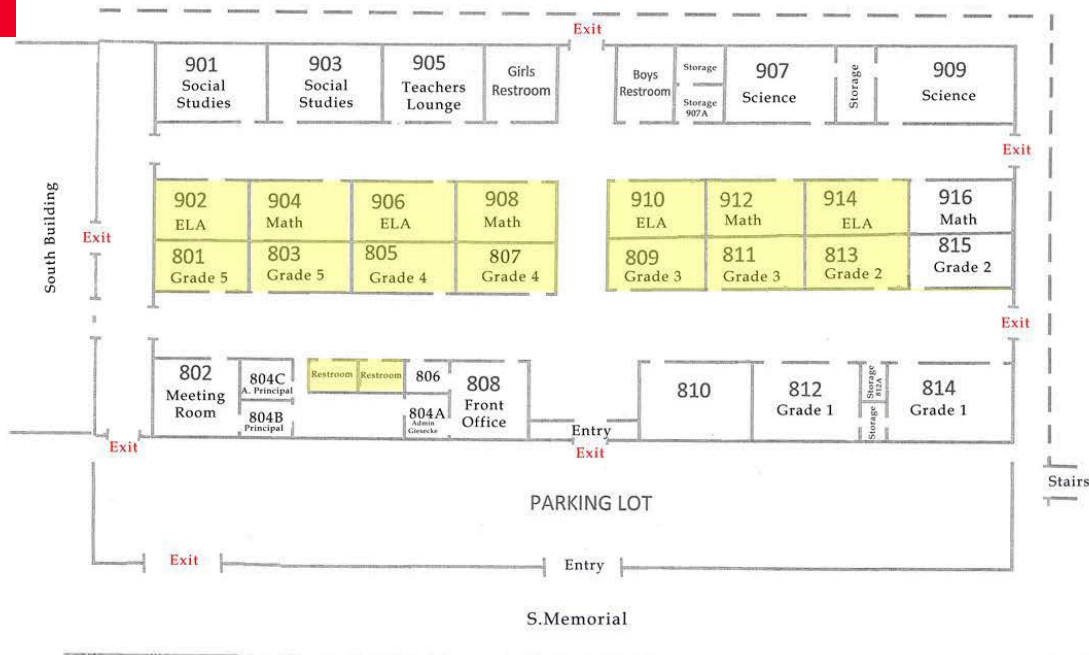
#### Dove Science Academy South Building Evacuation Plan



## BUILDING TWO

### Plan 2020-2021

#### Dove Science Academy North Building Evacuation Plan







## CONTACT US

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