

# INDUSTRIAL AT PORT OF CATOOSA

5445 BIRD CREEK, PORT OF CATOOSA, OKLAHOMA

## FOR LEASE

### Highlights:

- 56,000 SF Total
- Built in 1999
- 10 Acre Site

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- 56,000 Square Feet Total with 6,000 Square Foot Office Area
- 10' High Concrete Tilt-Wall/Metal Above MR-24 Butler Roof System
- 10T Crane with 25' Hook Height
- (4) 9'x10' Dock Doors with Levelers
- (1) 12'x16' Grade Door
- (1) 20'x20' Grade Door
- (1) 14'x16' Ramp Door (Adjacent to Docks)
- 28' Vertical Clearance
- 277/480 Volt, 3 Phase Power
- Ten (10) Acre Site

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