

FOR SALE

Streets, INC.

TURNKEY
CONTRACTOR
FACILITY

100 SE 25TH ST, OKLAHOMA CITY, OK 73129



BANTA
Property Group

BANTA PROPERTY GROUP, LLC

405.840.1600

BANTAPROPERTYGROUP.COM

308 SW 25TH, OKLAHOMA CITY, OK 73109

ZACK CONROY

253.549.8701

ZACK@BANTAPROPERTYGROUP.COM

GREG BANTA

405.823.3026

GREG@BANTAPROPERTYGROUP.COM

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OFFERING SUMMARY

Sale Price:	\$1,600,000
Total Building Size:	23,275 SF
Available SF:	23,275 SF
Lot Size:	3.5--4.5 Acres
Number of Buildings:	5
Frontage:	Triple
Price / SF:	\$68.74
Year Built:	1979, 1983, 1997, 2003
Renovated:	1990, 2005, 2011, 2019, 2021
Zoning:	I-2
Market:	Oklahoma City
Presentation:	Turnkey

PROPERTY OVERVIEW

Former headquarters of Streets, LLC, a major Oklahoma mechanical contractor, 100 SE 25th Street is a fully integrated owner/user industrial facility built around real operations. The 23,275 SF property spans five buildings on 3.5 acres and combines approximately 5,000 SF of professional office and dispatch space with warehouse, fabrication, equipment storage and secure yard functionality.

The facility supported more than 150 employees across field and office operations. Improvements include three-phase power throughout, crane-served fabrication space, mezzanine storage, updated roofs and renovated interiors, a plug-and-play office environment, conference and break areas, an on-site gym, secured wrought-iron perimeter fencing and multiple gated access points. The multi-building configuration allows office, dispatch, fabrication, warehouse, fleet and material functions to operate together within one controlled property.

Immediate access to I-35 and I-40 places the site minutes from Downtown Oklahoma City, Capitol Hill and the Oklahoma River district. The property is well suited for mechanical, electrical, plumbing and general contractors, manufacturers, fabricators, distributors, fleet-based service companies and other owner/users requiring meaningful office, warehouse and yard infrastructure. Business was recently acquired via private equity M&A.

Offered for sale at \$1,600,000. Ownership will also consider lease proposals at \$20,000 per month NNN.

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1 100 SE 25TH ST



10,350 SF



Built 1980

Main office, warehouse & operations building featuring approximately 5,000 SF of office/dispatch space, warehouse area, employee gym, secured storage, and concrete mezzanine file storage.

2 116 SE 25TH ST



5,818 SF



Renov 2019



Built 1970

Flexible warehouse and operational support building suited for manufacturing, crane, equipment, and light industrial use.

3 115 SE 26TH ST



5,518 SF



Renov 2019



Built 1997

Warehouse/shop building offering substantial metal shelving, service staging and work for contractor operations, materials, and support functions.

4 2614 S OKLAHOMA AVE



2,400 SF



Renov 2019



Built 2003

Additional 1,000 SF Mezzanine, Storage, work area building with drive-in bay and support for shop operations.

5 101 SE 26TH ST



1,200 SF



Renov 2019



Built 1983

Detached support building, metal shelving, small shop use, and equipment support. 16x10 OHD

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PROPERTY DESCRIPTION

Decades of capital investment and upkeep are evident throughout, including updated roofing systems, renovated interiors, and optimized site flow for medium to large-scale service users.

- *360-degree security systems.
- *External yard lighting
- *Employee gym
- *Plug and Play

LOCATION DESCRIPTION

100 SE 25th Street is positioned in Oklahoma City's urban core, immediately south of Downtown along the Capitol Hill industrial corridor. The property provides quick access to I-35 and I-40, supporting efficient movement throughout the Oklahoma City metro and the regional highway network. The location is well suited for contractor, service, fleet, distribution, fabrication and owner/user operations requiring proximity to central Oklahoma City, Downtown, Capitol Hill and the Oklahoma River district.

SITE DESCRIPTION

3.5-acre controlled industrial property with five buildings, secured wrought-iron perimeter fencing, multiple gated access points, truck and material storage areas, and operational yard space.

EXTERIOR DESCRIPTION

Five-building industrial headquarters facility with secured wrought-iron perimeter fencing, multiple gated access points and operational yard areas.

INTERIOR DESCRIPTION

Approximately 5,000 SF of professional office and dispatch space with conference and break areas, plus warehouse, fabrication, mezzanine storage and contractor support areas.

POWER DESCRIPTION

Three-phase power throughout the property.
Ample outdoor lighting for easy nighttime use.
Upgraded systems throughout.



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PROFESSIONAL OFFICE SUITE

WELL-DESIGNED. FULLY FUNCTIONAL. BUILT FOR BUSINESS.

± 5,000 SF
OFFICE HEADQUARTERS

16+ PRIVATE OFFICES

Ideal for departments, management, and individual workspaces



CONFERENCE ROOM

Large dedicated space for meetings and collaboration



EMPLOYEE AMENITIES

Break room for staff comfort and productivity



SUPPORT SPACES

Copier/Printer room, IT room, file storage, and multiple restrooms



MULTIPLE EXITS

Well-designed for safety and efficient building circulation

DESIGNED FOR PERFORMANCE

This layout supports a wide range of professional users including contractors, engineers, service companies, healthcare administration, government, and corporate headquarters.



100 SE 25TH STREET | OKLAHOMA CITY, OK 73129

PROFESSIONAL OFFICE | INDUSTRIAL CAMPUS | SECURE COMPOUND

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PROPERTY HIGHLIGHTS

- 23,275 SF across five buildings on 3.5 acres
- Former Streets, LLC headquarters supporting approximately 150 employees
- Approximately 5,000 SF of professional office and dispatch space
- 16+ private offices, conference room, reception and breakroom
- Three-phase power throughout the property
- Crane-served fabrication and shop space
- Multiple warehouses, overhead doors and flexible work areas
- Concrete mezzanine file storage and additional storage systems
- On-site employee gym
- Updated roofs and renovated interiors
- Secured wrought-iron perimeter fencing
- Multiple gated access points with frontage along three streets
- Ample employee, visitor and fleet parking
- Secured fleet, equipment, material and outdoor storage yard
- Immediate access to I-35, I-40 and Downtown Oklahoma City
- Available for sale or lease

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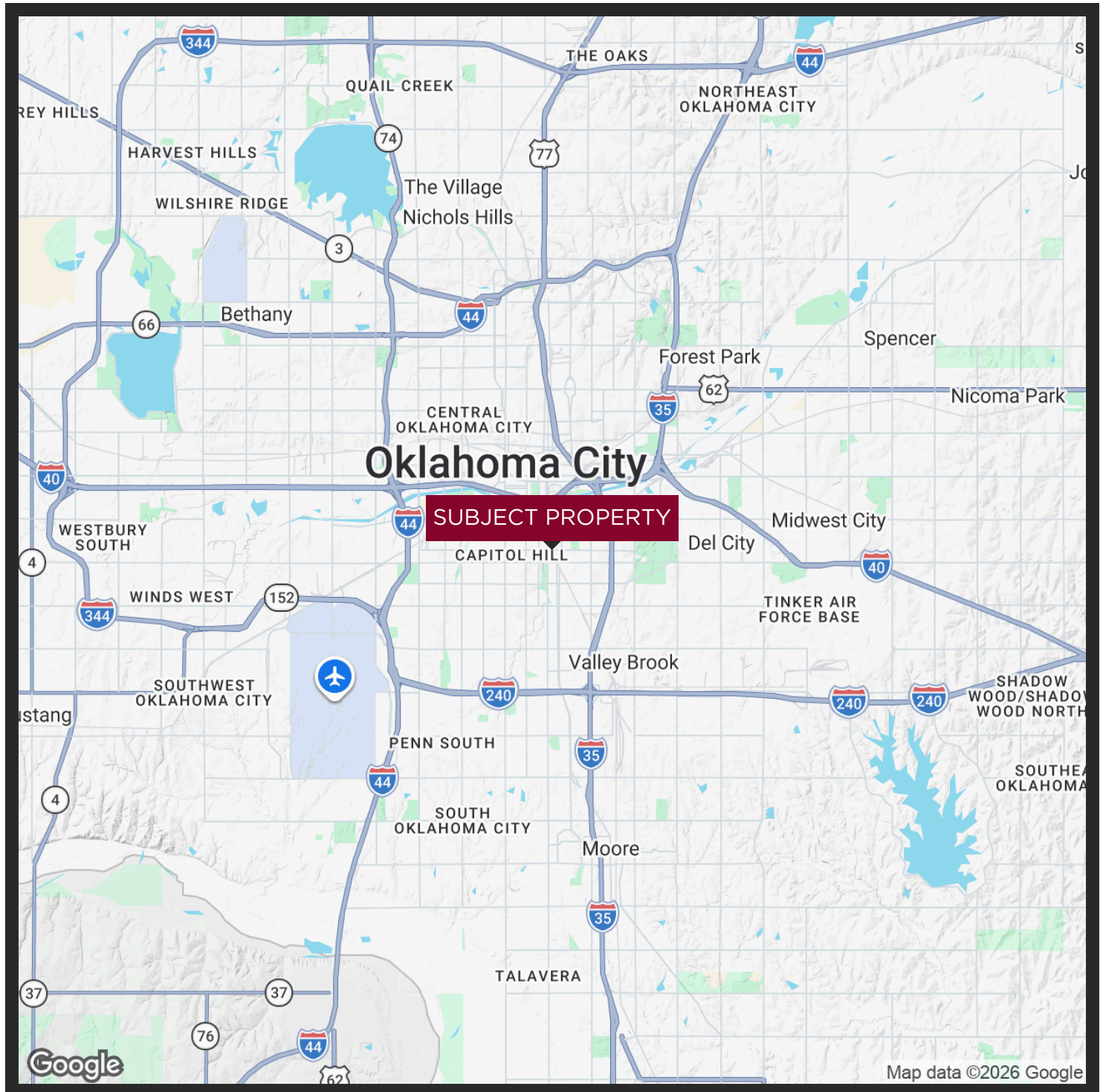
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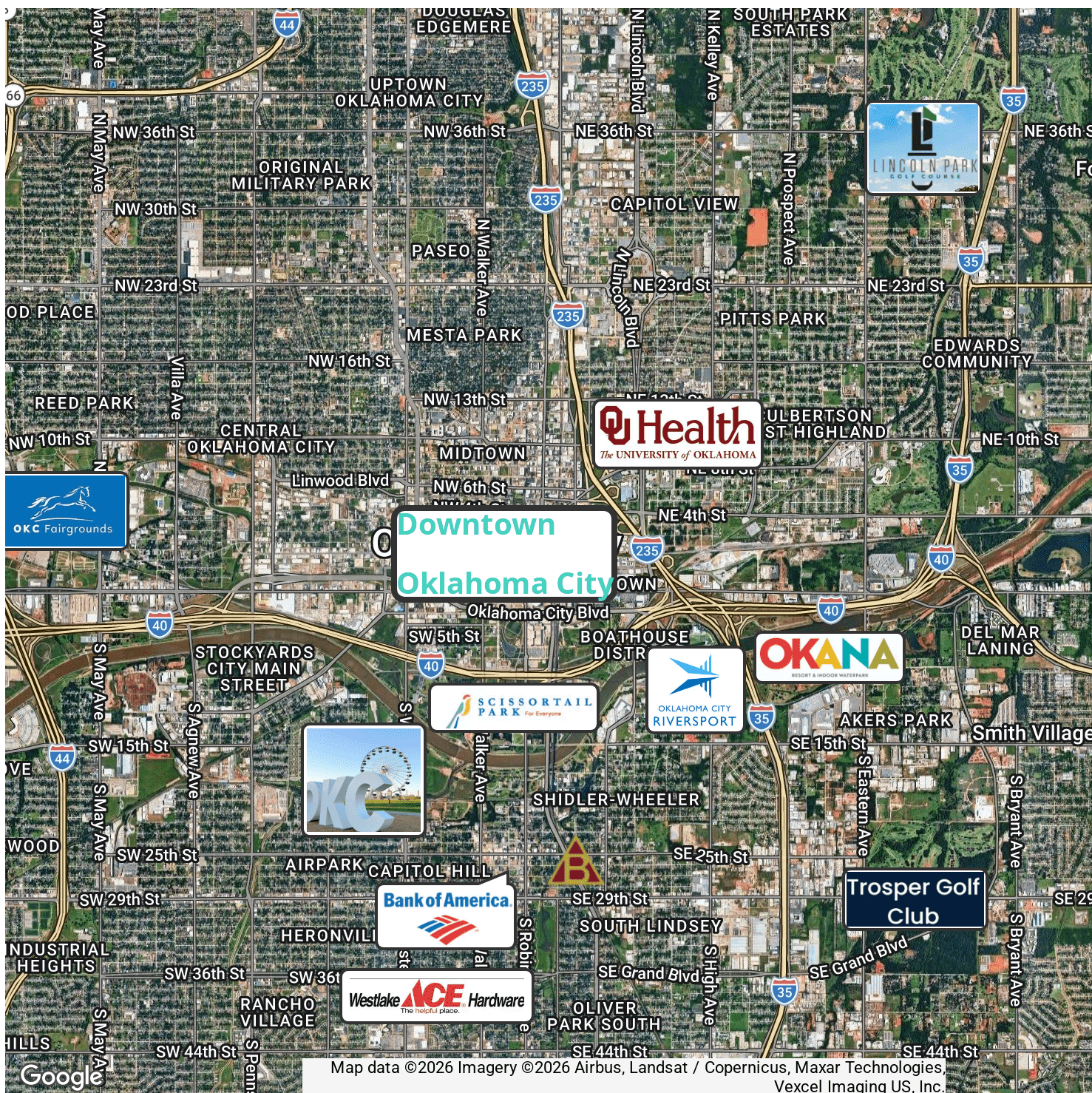
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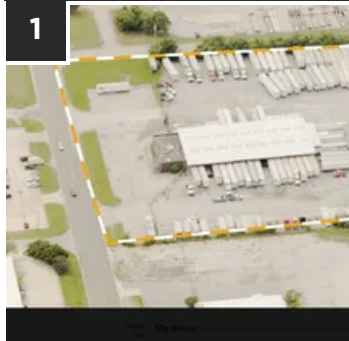
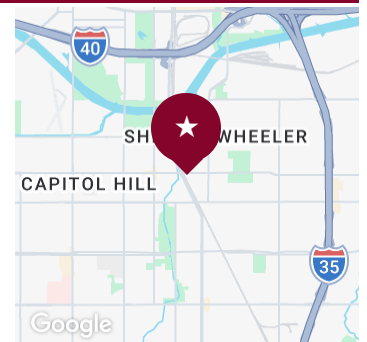
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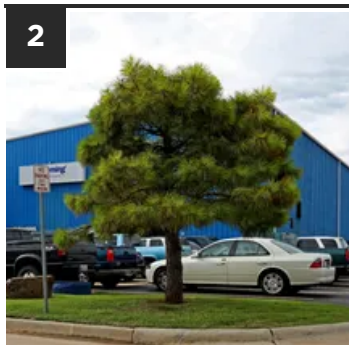
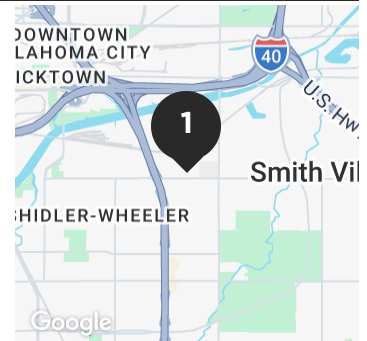
Price:	\$1,600,000	Bldg Size:	23,275 SF
Lot Size:	3.5 Acres	No. Units:	5
Year Built:	1982	Grade Level Doors:	8
Dock High Doors:	1		



1515 SE 15TH ST

1515 SE 15th St, Oklahoma City, OK 73129

Price:	\$2,500,000	Bldg Size:	17,190 SF
Lot Size:	4.96 Acres	Year Built:	1966
Ceiling Height (ft):	18 ft	Dock High Doors:	44



WELLHEAD INDUSTRIAL COMPOUND

8528 SW 2nd St, Oklahoma City, OK 73128

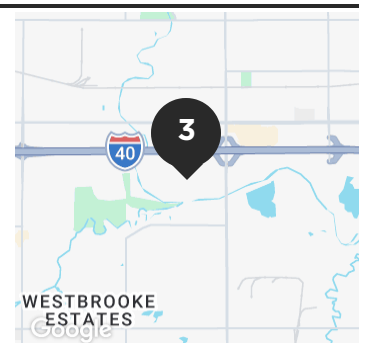
Price:	\$1,700,000	Bldg Size:	17,500 SF
Lot Size:	5.12 Acres	No. Units:	3
Year Built:	1982	Ceiling Height (ft):	16 ft
Grade Level Doors:	3		



8324 SW 8TH ST

8324 SW 8th St, Oklahoma City, OK 73128

Price:	\$2,000,000	Bldg Size:	21,000 SF
Lot Size:	4.98 Acres	Year Built:	1968
Ceiling Height (ft):	14 ft	Grade Level Doors:	10



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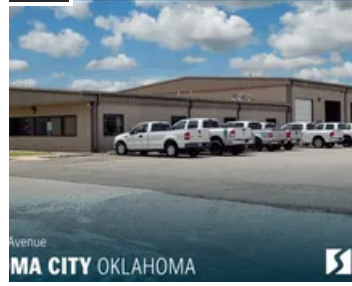
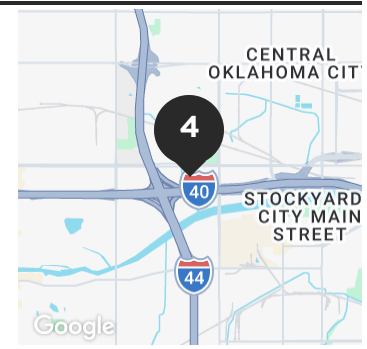
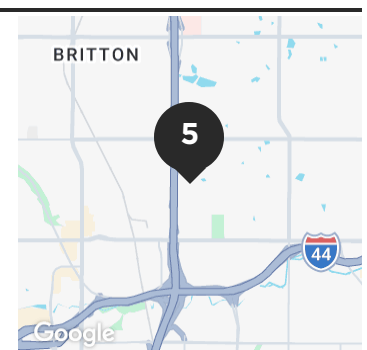
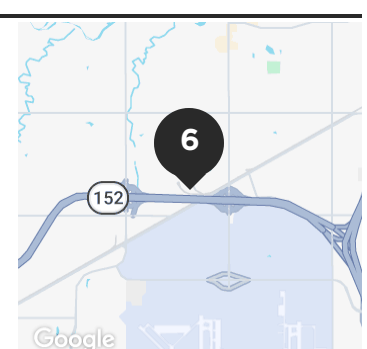
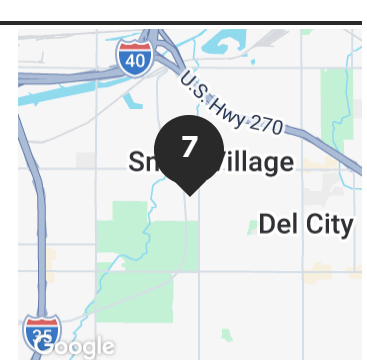
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4 	3108 W RENO AVE 3108 W Reno Ave, Oklahoma City , OK 73107 <table border="0"> <tr> <td>Price:</td> <td>\$3,250,000</td> <td>Bldg Size:</td> <td>20,200 SF</td> </tr> <tr> <td>Lot Size:</td> <td>6.59 Acres</td> <td>No. Units:</td> <td>3</td> </tr> <tr> <td>Year Built:</td> <td>1996</td> <td>Grade Level Doors:</td> <td>7</td> </tr> </table>	Price:	\$3,250,000	Bldg Size:	20,200 SF	Lot Size:	6.59 Acres	No. Units:	3	Year Built:	1996	Grade Level Doors:	7	
Price:	\$3,250,000	Bldg Size:	20,200 SF											
Lot Size:	6.59 Acres	No. Units:	3											
Year Built:	1996	Grade Level Doors:	7											
5 	7100 N SANTA FE AVE 7100 N Santa Fe Ave, Oklahoma City , OK 73105 <table border="0"> <tr> <td>Price:</td> <td>\$2,900,000</td> <td>Bldg Size:</td> <td>22,866 SF</td> </tr> <tr> <td>Lot Size:</td> <td>3.19 Acres</td> <td>Ceiling Height (ft):</td> <td>21 ft</td> </tr> <tr> <td>Grade Level Doors:</td> <td>5</td> <td></td> <td></td> </tr> </table>	Price:	\$2,900,000	Bldg Size:	22,866 SF	Lot Size:	3.19 Acres	Ceiling Height (ft):	21 ft	Grade Level Doors:	5			
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Grade Level Doors:	5													
6 	3900 S HARMON AVE 3900 S Harmon Ave, Oklahoma City , OK 73179 <table border="0"> <tr> <td>Price:</td> <td>\$2,200,000</td> <td>Bldg Size:</td> <td>17,389 SF</td> </tr> <tr> <td>Lot Size:</td> <td>5.19 Acres</td> <td>No. Units:</td> <td>2</td> </tr> <tr> <td>Year Built:</td> <td>2005</td> <td></td> <td></td> </tr> </table>	Price:	\$2,200,000	Bldg Size:	17,389 SF	Lot Size:	5.19 Acres	No. Units:	2	Year Built:	2005			
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Lot Size:	5.19 Acres	No. Units:	2											
Year Built:	2005													
7 	2002 E GRAND BLVD 2002 E Grand Blvd, Oklahoma City , OK 73129 <table border="0"> <tr> <td>Price:</td> <td>\$3,700,000</td> <td>Bldg Size:</td> <td>19,471 SF</td> </tr> <tr> <td>Lot Size:</td> <td>4.80 Acres</td> <td>Year Built:</td> <td>2009</td> </tr> </table>	Price:	\$3,700,000	Bldg Size:	19,471 SF	Lot Size:	4.80 Acres	Year Built:	2009					
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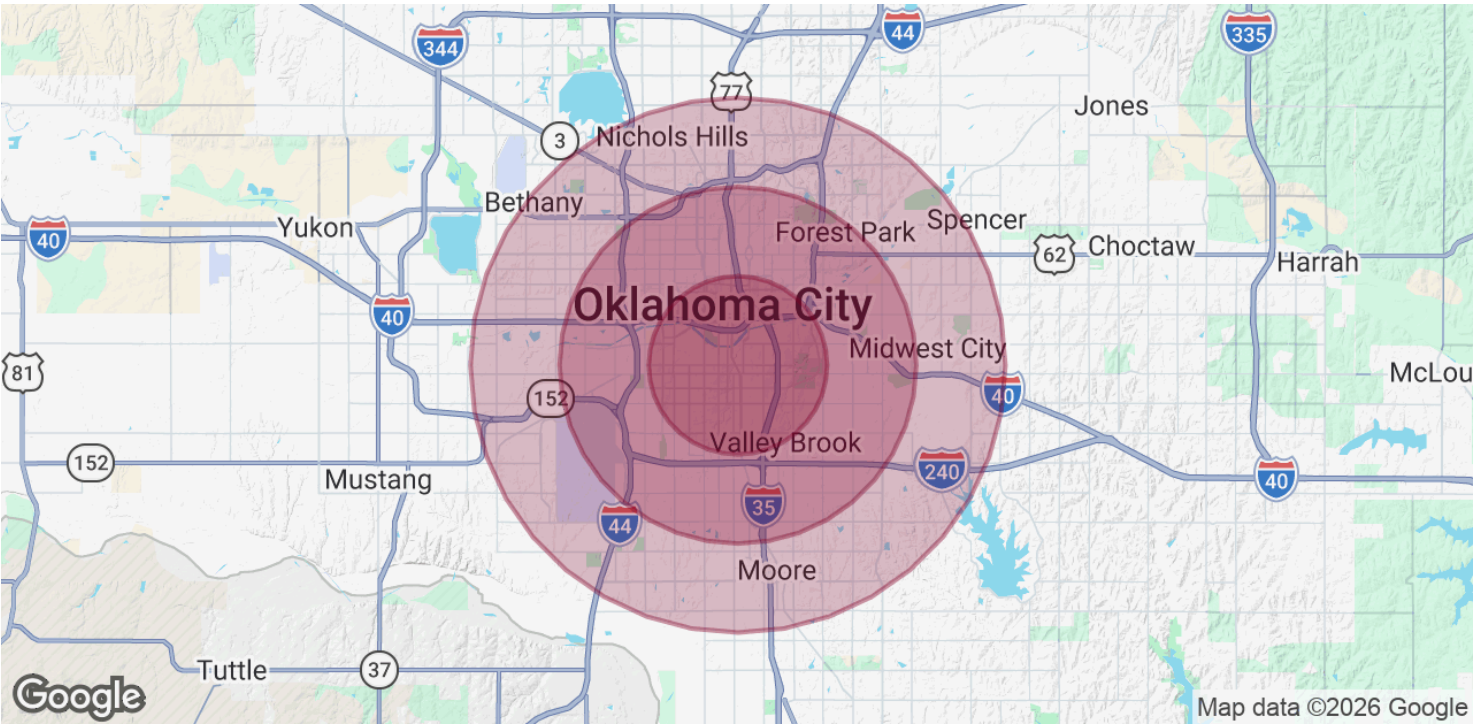
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POPULATION	3 MILES	6 MILES	9 MILES
Total Population	77,586	298,567	531,574
Average Age	30.7	33.6	35.0
Average Age (Male)	30.7	33.0	34.3
Average Age (Female)	30.6	34.3	36.0

HOUSEHOLDS & INCOME	3 MILES	6 MILES	9 MILES
Total Households	27,979	119,624	216,359
# of Persons per HH	2.8	2.5	2.5
Average HH Income	\$60,882	\$68,352	\$77,598
Average House Value	\$93,626	\$158,870	\$195,626

2023 American Community Survey (ACS)

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ZACK CONROY

Commercial Real Estate Advisor

zack@bantapropertygroup.com

Direct: 253.549.8701

OK #202832

PROFESSIONAL BACKGROUND

Zack Conroy is a Vice President with Banta Property Group, specializing in disposition services, leasing, and customized consulting throughout the Oklahoma City metropolitan area. He represents property owners, investors, businesses, landlords, and tenants across office, industrial, flex, retail, and owner-user assignments.

Zack approaches each transaction with a combination of market knowledge, strategic positioning, and disciplined execution. His work extends beyond simply listing a property and includes valuation, marketing strategy, prospect identification, negotiations, site selection, and transaction management. He is known for understanding both the real estate and the business objectives behind a deal, allowing him to provide practical guidance and create solutions tailored to each client.

Before entering commercial real estate, Zack spent 12 years in industrial manufacturing in Tacoma, Washington, producing cold-rolled steel products for the mining industry. He later worked aboard commercial fishing vessels in Alaska and in hospitality operations at premier private venues. These experiences developed his work ethic, operational perspective, and ability to manage complex situations with focus and accountability.

Zack earned a degree in Environmental Studies from Montana State University and was recognized with the 2024 Oklahoma City Sale Transaction of the Year. He is an active member of the Greater Oklahoma City Chamber, the Oklahoma Commercial Real Estate Council, and Rotary Club 29. Originally raised on a small island in the Pacific Northwest, Zack has lived in Oklahoma City since 2019 with his wife, sons and dogs.

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