



EXCHANGE CENTERS | SPACE FOR LEASE

4606 & 4608 S GARNETT, TULSA, OK 74146

RICK GUILD
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NEWMARK
ROBINSON PARK



Park-like campus



Building Entrance



Serene outdoor space

EXECUTIVE SUMMARY

Perfectly situated office space with immediate access to the Broken Arrow Expressway and Highway 169. These class B buildings in East Tulsa offer high-visibility, especially from the BA Expressway traffic.

Exchange Centers East & West offer ample parking for tenants and guests with on-site property management.

DETAILS

Campus Buildings	140,522 SF
Land Size	8.24 acres
Rental Rate	\$15.00/SF
Operating Expenses	\$2.90±/SF
Lease Term	3-5 Years
Avg. Ceiling Height	10'

BUILDING SPECS

Engineering	On-site	Convenience Amenity	Conferencing Facility
Management	On-site	Signage	Monument
Elevators	2 per building	Storage Space	Available on site
Construction	Steel	Outdoor Comfort	Seating and green spaces
Safety Features	Controlled access	Parking	604 surface spaces

AMENITIES + NEARBY RETAILERS



Conference Center



Controlled Access



Outdoor Seating



Arvest Bank



Mike Fretz
Event Center



At Home
Home Decor



Oklahoma
Central Credit



El Patron
Cocina Mexicana



ROBINSON PARK

THE PEOPLE OF EXCHANGE CENTERS

In the Downtown district of Oklahoma City, Robinson Park manages several multi-tenant office buildings, hotels and parking garages centered around the intersection of Robinson and Park. This sizable footprint in the district cultivates an amenity-rich environment for our tenants to mutually benefit from.

When your company joins our network, you and your team will experience the Robinson Park difference!

2.7M

Total Office
Square Feet

3,841

Parking Spaces

333

Hotel
Rooms

60+

Unique
Amenities



BRIAN KIRBY

Business Manager

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RYAN DEMETER

Building Engineer

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THE BENEFITS OF ROBINSON PARK

Tenant App | The RP App allows you to interact with our properties like never before. Listed are just some of the amazing features, and we're always adding more to make it your One-Stop-RP-Shop!

Corporate Discounts | As a RP Tenant, you gain access to several Corporate Discounts for things like hotels, tickets, technology, and much more!



- Direct Communication Link To Management 24/7
- Submit Work Orders and Maintenance Requests
- Schedule Conference Rooms
- Join our Gyms and Manage your Membership
- View and Register for Events
- Receive Notifications Directly from Management
- Security Access to Enter Property
- More features are added regularly!



EASY ACCESS LOCATION



SCAN HERE FOR
SUITE AVAILABILITY

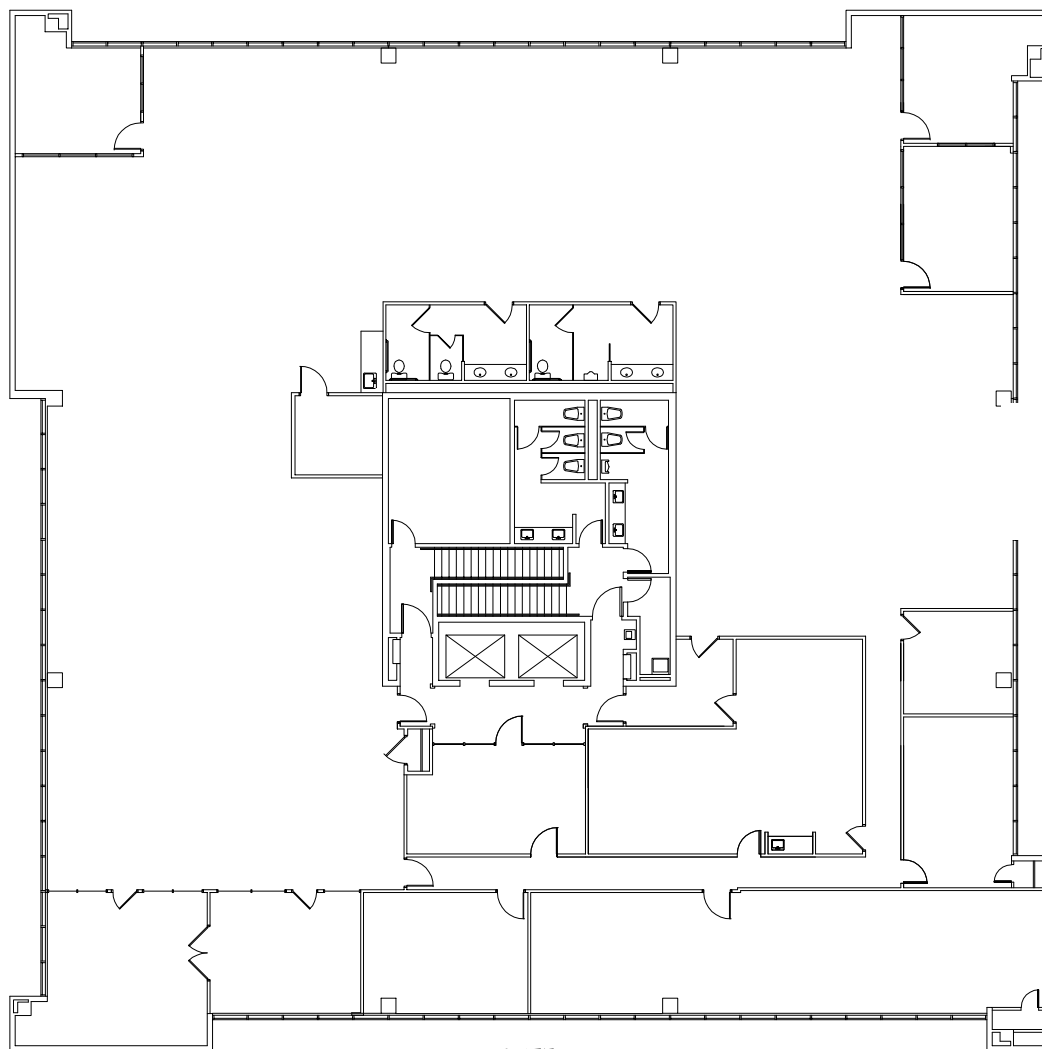


SUITE 200

EXCHANGE CENTER | 4608

2nd Floor

13,908 SF



SUITE 200

