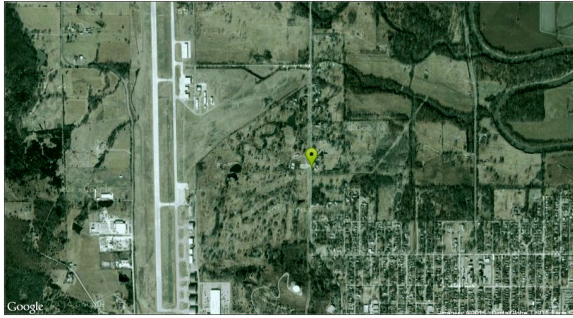


# Sunset Industrial Park (AEPOK)

540 North Sunset Boulevard | Bartlesville, OK | US | Washington County  
Available Acres: 205 |



## Property and Area Description

The Sunset Industrial Park is located adjacent to the Bartlesville Municipal Airport with runway access. It is surrounded by all necessary infrastructure, which can be easily accessed. US 60 is on the south side of the park. The acreage may be used in whole or subdivided. The property is owned by Bartlesville Development Authority that can structure a build-to-suit own or leaseback facility for industrial clients. The space can be used for flex, heavy or light manufacturing, industrial, business park, research and development, or warehouse/distribution.

## Population



Source: ESRI®, 2024

## Households



Source: ESRI®, 2024

Zoning:	Industrial
Topography:	Level
Setting:	Single Site
Within City Limits:	Yes
Last Updated:	Jul 24, 2023

## Economic Development Contact

Janet P. Smith  
AEP - Public Service Company of Oklahoma  
212 East 6th Street  
Tulsa, OK 74119  
(918) 599-2405 | jpsmith1@aep.com

## Transportation

**Nearest Highway:** SR 75 (5 mi.)  
**Nearest Interstate:** I-44 (54.00 mi.)  
**Nearest Airport:** Bartlesville Municipal Airport  
**Nearest Commercial Airport:** Tulsa International Airport (44.00 mi.)  
**Rail Served:** No  
**Rail Served By:** Other  
**Rail Accessible:** Unknown  
**Rail Infrastructure in Place:** No

## Utilities

**Electric:** AEP - Public Service Company of Oklahoma  
**Natural Gas:** Oklahoma Natural Gas Company  
**Water:** City of Bartlesville  
**Sewer:** City of Bartlesville  
**Telecommunications:** Available

# Property Images

