



OCTOBER 22, 2019 | TODD GALVIN

This Oklahoma City Area Ranks Among Top in US For Completed Industrial Space

Market Stat: One Fulfillment Center in Particular Anchored the Area's Development Growth in the Past 12 Months



Amazon's 2.56 million-square-foot fulfillment center opened its doors in August. (CoStar)

Annual industrial completions has hit a historical peak in southwest Oklahoma City this year. Of the more than 2,500 industrial submarkets that CoStar tracks nationally, the Southwest submarket ranks 16th in total square feet delivered over the past 12 months.

During this time, roughly 2.8 million square feet of industrial space has been completed, mainly thanks to one build-to-suit development: [Amazon's fulfillment center](#).

Construction on Amazon's state-of-the-art, 2.56 million-square-foot fulfillment center wrapped up and officially began operations in August. The company's new facility is projected to bring more than 1,500 jobs to the area.

Read More: [Oklahoma's First Amazon Fulfillment Center](#)

Coming to South OKC

Amazon has continued to expand its footprint within Oklahoma City. In 2017, it completed a 300,000-square-foot sorting facility that's also located in the Southwest submarket.

Related News: [Amazon to Open Second 2.56 Million-SF Fulfillment Center in Oklahoma at Tulsa](#)

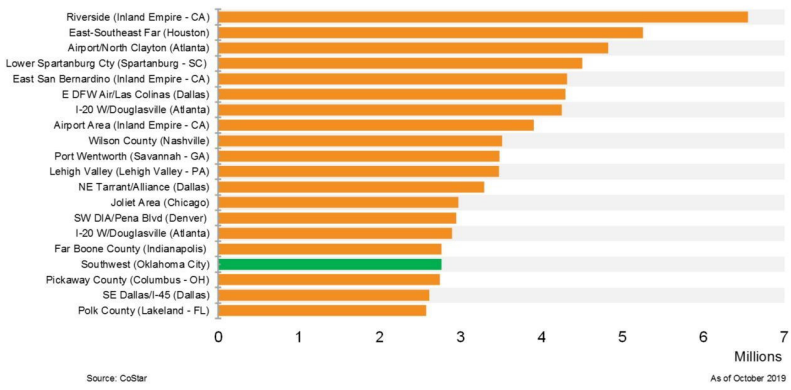
Southwest Oklahoma City leads the metropolitan area in total industrial stock, with more than 30 million square feet of space.

In the past five years, development has been strong in the area, with the inventory expanding by nearly 30%. Interest from national tenants such as Amazon, as well as UPS and Fed Ex, has driven development here.

However, hometown arts and crafts supplier Hobby Lobby has anchored much of the expansion as well. The Oklahoma City-based company has opened six, build-to-suit facilities since 2010, totaling about 5 million square feet. The latest development completed in June 2018, which totaled 1 million square feet.

Current construction in Southwest leads all Oklahoma City submarkets with roughly 315,000 square feet under construction. Although historically the area has been dominated by build-to-suit projects, nearly all of the space currently underway is available for lease as of October.

Top Industrial Submarkets for Deliveries in the Past 12 Months



Source: CoStar

As of October 2019

