



PRICE: \$1,986,000

# 2358 EAST INTERSTATE 20

Midland, TX 79701

John Elphick, CCIM  
Broker  
432.682.2510  
john@moriahrealestate.com

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## Property Description

Improved 2+ acre commercial tract with a shared curb cut and concrete drive, offering excellent access and visibility. The property is connected to adjacent tracts between FM 715 and SH 158 through a shared access drive and is governed by a Reciprocal Easement Agreement (REA). Water and sewer utilities are available to the site. With over 50,000 vehicles per day, this location is well suited for highway commercial, QSR, automotive, retail, or other commercial development opportunities.

## Property Highlights

- Prime 2+ Acre Development Opportunity | High-Visibility Commercial Site
- Excellent Access to Interstate 20 | Located Near FM 715 & SH 158
- 50,000+ VPD | Strong Exposure to Commuter, Retail & Oilfield Traffic
- Ideal for Industrial, Commercial, Retail & Service Uses
- Water & Sewer Available | Shared Access Drive with Adjacent Development

## Location Description

Conveniently located on Midland's southeast side, this property offers easy access to the Permian Basin and benefits from strong traffic along I-20, FM 715, and SH 158. Its location near two I-20 interchanges provides excellent visibility and exposure to a mix of oilfield, commuter, retail, and commercial traffic. The property is just 2 miles from Midland's major retail corridor, anchored by Walmart Supercenter, and about 2.5 miles from Downtown Midland. Nearby residential developments, hotels, travel centers, and established businesses help drive activity throughout the area.

## Offering Summary

Sale Price:	\$1,986,000
Lot Size:	2.28 Acres

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**MORIAH**  
BROKERAGE SERVICES, LLC

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**MORIAH**  
BROKERAGE SERVICES, LLC

# MORIAH BROKERAGE TEAM

Significant Assignments & Transactions

## Moriah Brokerage Services, LLC



JOHN ELPHICK, CCIM  
BROKER      TREY DENNIS  
BROKER      WES GOTCHER  
PRESIDENT/MANAGING  
BROKER      STEPHANIE GAUTHIER  
AGENT      JACK ODURO  
AGENT



MIKE GRESBACK  
AGENT      TOMMY REYNOLDS  
AGENT      MEGAN YANCEY  
TRANSACTION COORD.  
HUNTER HICKOK  
AGENT      JOEY VARELA  
AGENT      PRESLEY FLATT  
MARKETING SPECIALIST

### Significant Assignments & Transactions



INDUSTRIAL | OFFICE | RETAIL | LAND | MULTIFAMILY

MORIAH BROKERAGE SERVICES, LLC | P: 432-682-2510

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Contact Broker:

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Broker

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