



# Medical District Office

3711 20th Street, Suite B, Lubbock, TX 79410

## Property Features

This office condo suite is available for sale within a three-tenant building located in Lubbock’s established medical district, offering close proximity to 19th Street and the Marsha Sharp Freeway. The property provides excellent access and connectivity to major medical and commercial corridors. The suite features a functional layout with a reception area and waiting room, three treatment rooms, a large private office, and one restroom. Additional amenities include a rear storage room and a utility room with washer/dryer hookups. With its layout and location near Covenant Health System and Texas Tech University, the property is well-suited for medical or general office users.

## Offering Summary

SPACE AVAILABLE	1,260 SF
SALE PRICE	\$195,000.00
AVAILABLE	Now

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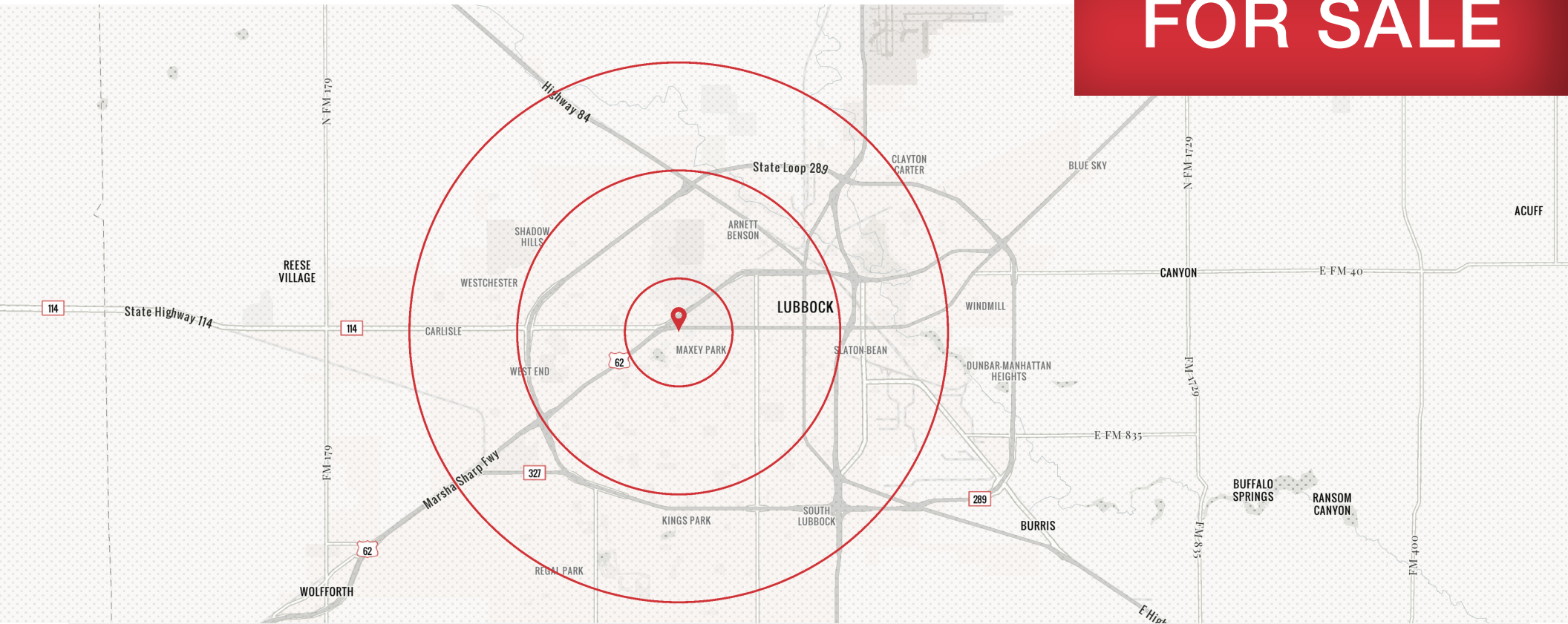
FOR SALE



FOR SALE



# FOR SALE



## Demographic Summary

	1 MILE	3 MILES	5 MILES
POPULATION	7,637	115,360	206,365
AVG HH INCOME	\$86,523	\$67,314	\$76,460
MEDIAN AGE	32.5	28.9	31.9
TOTAL HOUSEHOLDS	3,149	46,196	84,866

## Location Advantages

- Prime Medical District Location: Positioned within Lubbock's established medical corridor near Covenant Health System and other major providers.
- Excellent Connectivity: Close proximity to 19th Street and the Marsha Sharp Freeway, providing easy access across the city.
- Proximity to Texas Tech: Located just minutes from Texas Tech University, supporting a strong daytime population and workforce presence.