

SHOWROOM WAREHOUSE FACILITIES FOR SALE

*The Real Estate
Ranch*

2010/2015 W. 44TH STREET, ODESSA, TX 79764



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PROPERTY - 2010/2015 W 44TH ST. (42,400 SF - 3.37 ACRES)



OFFERING SUMMARY

Sales Price	\$4,541,040
Year Built	2016
Building Sq Ft	42,400
Lot Size	3.37 Acres
Zoning	In the County

PROPERTY OVERVIEW

This 42,400 sq. ft. industrial facility on 3.37 acres is a premier opportunity for companies seeking a fully equipped, heavy-duty operational base in the heart of the Permian Basin. Purpose-built for large-scale industrial use, the property combines modern office amenities with expansive shop and warehouse capabilities.

Prime Industrial Facility with Showroom Warehouse - 42,400 Sq Ft in Odessa, TX
Discover a rare opportunity to own or lease two large industrial buildings totaling 42,400 sq ft in the heart of Odessa's energy corridor. Built in 2016, these modern facilities are designed to meet the demands of heavy industry, manufacturing, and energy services.

Property Highlights

- Total Size: 42,400 sq ft across two buildings with spacious calched and fully fenced yard for equipment storage and secure operations.
- Clear Height: 24 ft sidewalls for maximum vertical clearance, and Overhead Doors: Building One: 3 overhead doors, each 16 ft tall, Building Two: 1 overhead door, 14 ft tall

Heavy-Duty Features

- Cranes:
- Building One: (2)15-ton crane + 5-ton crane, Building Two: Two 5-ton cranes, Industrial-Grade Construction: Designed for durability and efficiency in demanding environments
- Office & Amenities
- Modern office space for administrative operations, Break room and kitchen area for employee comfort, Flexible layout to accommodate both production and management needs

LOCATION OVERVIEW

- Location Overview - 2010/2015 44th Street, Odessa, TX 79764
 - Strategically located in Odessa, Texas, within the Permian Basin, one of the most active oil and gas regions in the U.S.
 - Excellent access to Interstate 20, connecting Odessa to Midland, Dallas-Fort Worth, and El Paso.
 - Close proximity to Midland International Air & Space Port, supporting regional and national logistics.
 - Odessa is a hub for the energy sector, with strong demand for industrial facilities supporting oilfield services and equipment manufacturing.
- The area offers a skilled workforce and a business-friendly environment, making it attractive for companies seeking to expand or establish operations in West Texas.

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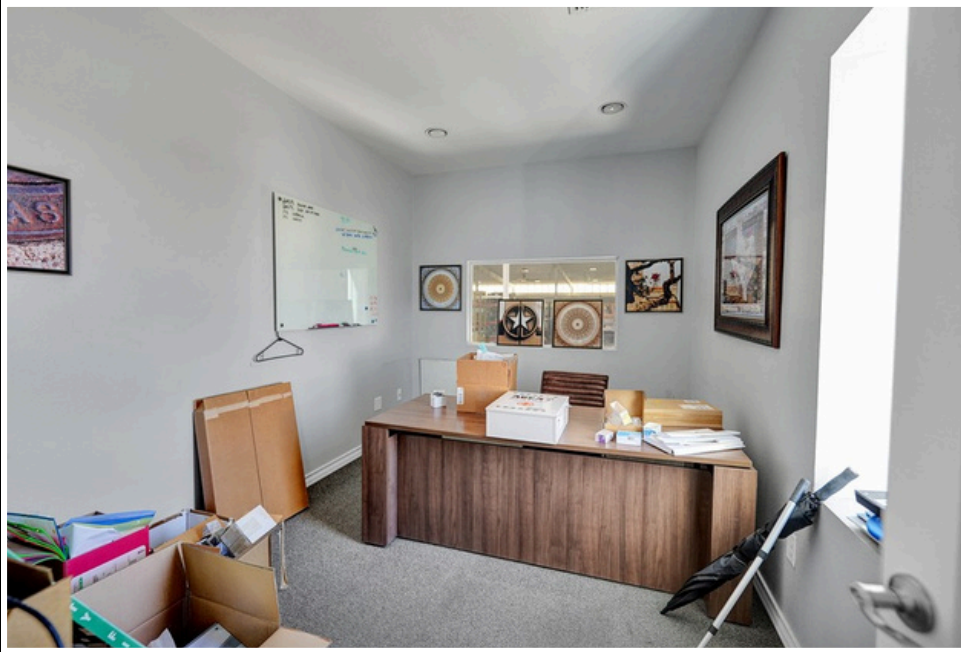
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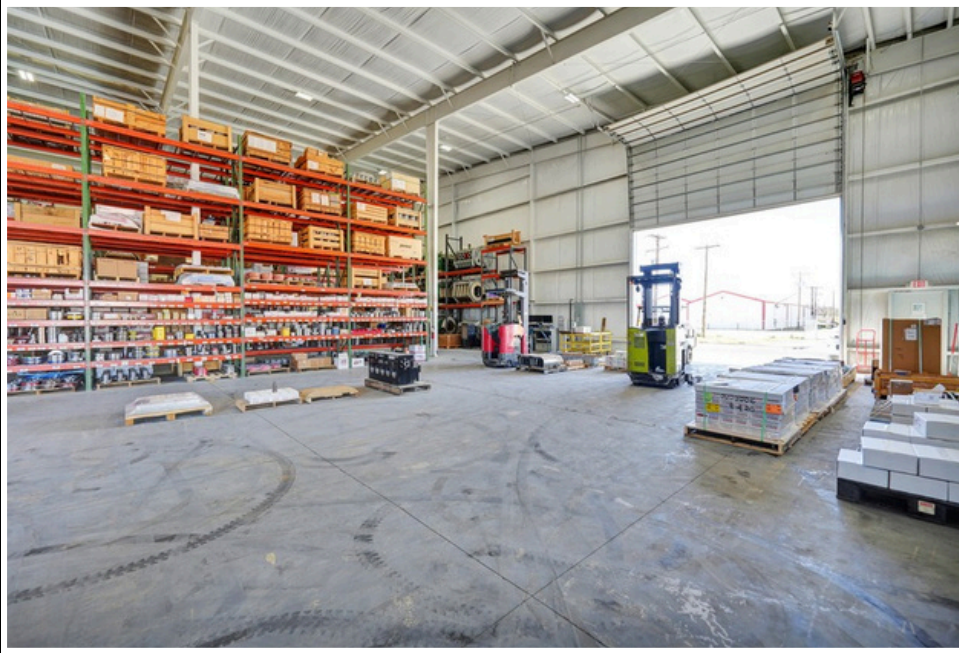
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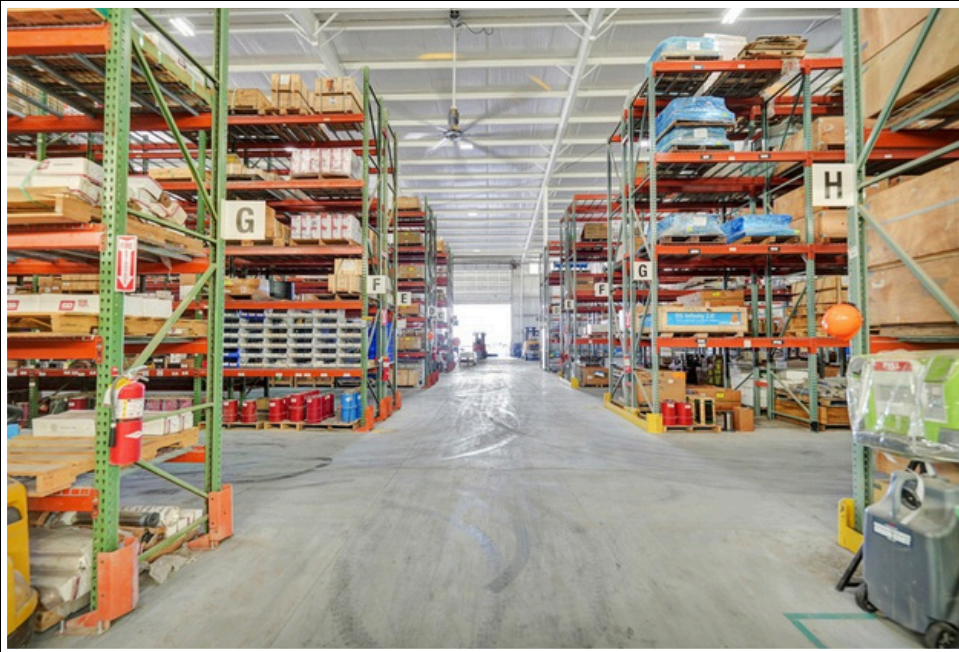
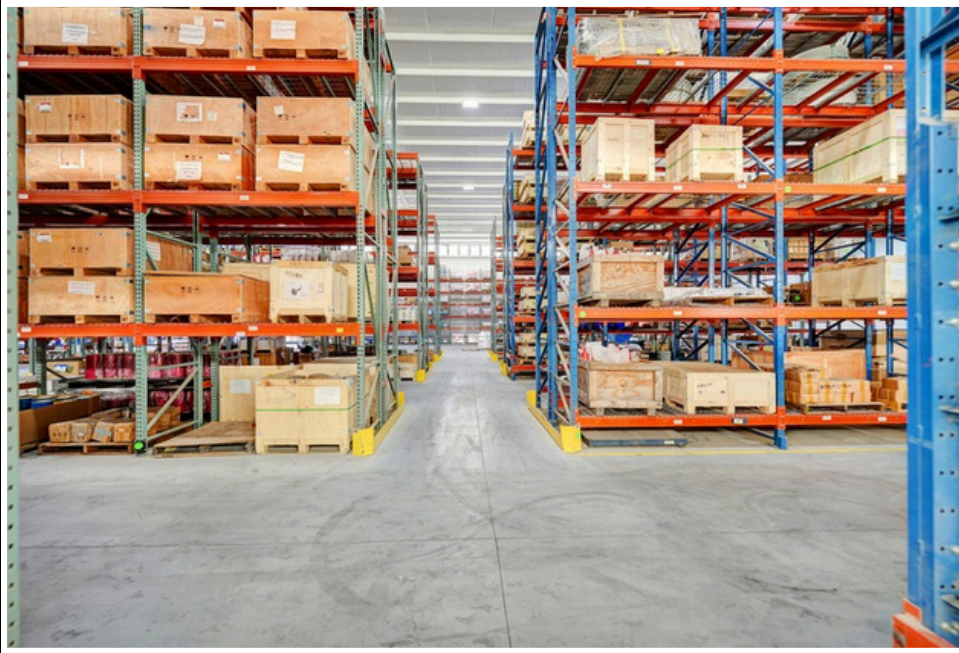
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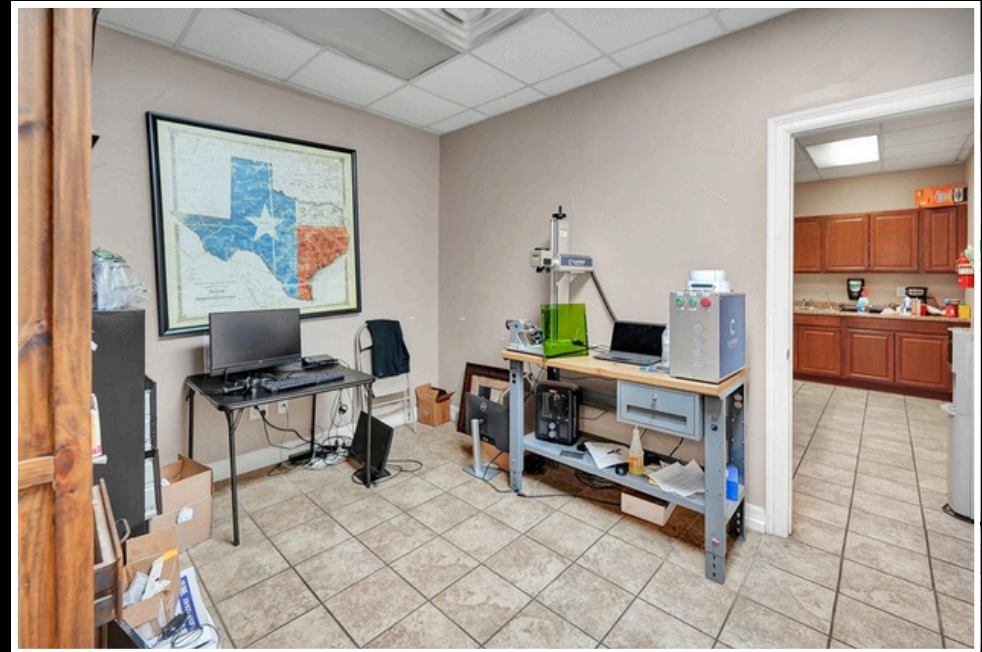
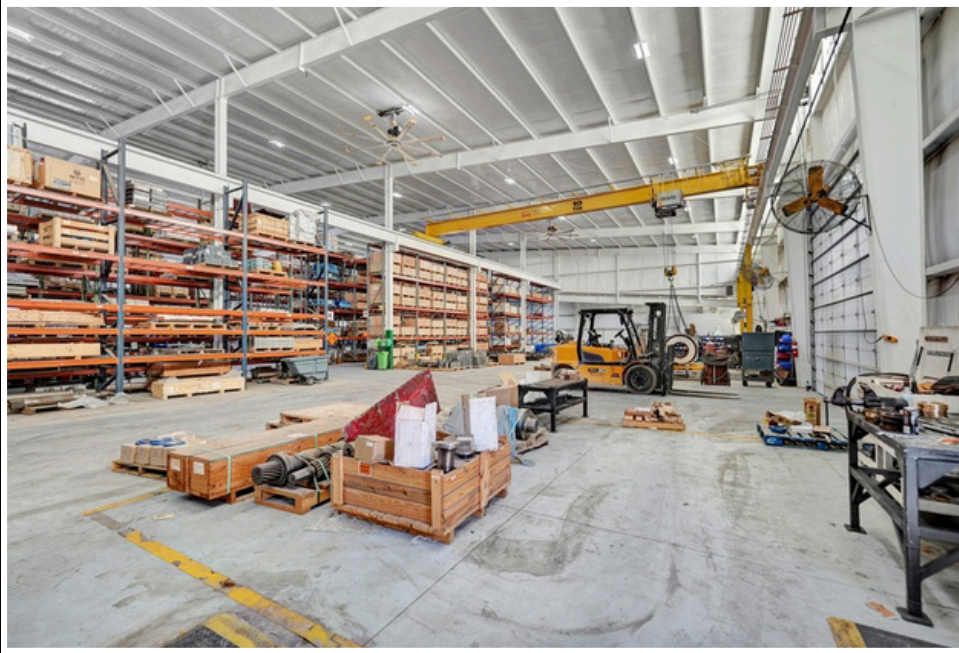
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**2010/2015 W. 44th STREET, ODESSA, TX 79764
INDUSTRIAL BUILDINGS FOR SALE**



**PRESENTED BY: THOMAS JOHNSTON & M. CALEB RANDOLPH
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