



PRICE: \$420,000

# 701 N LORRAINE ST

Midland, TX 79701

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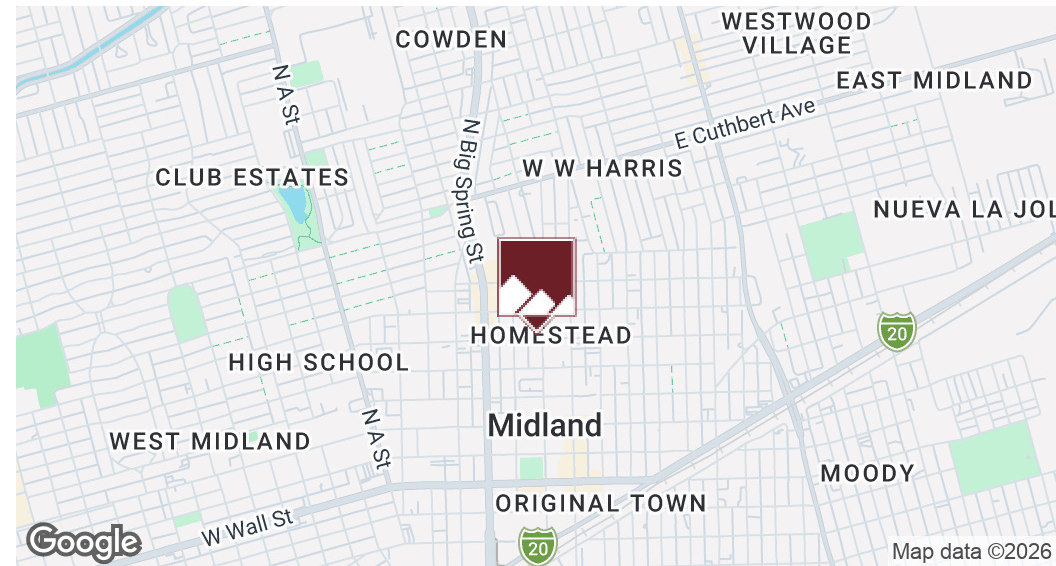
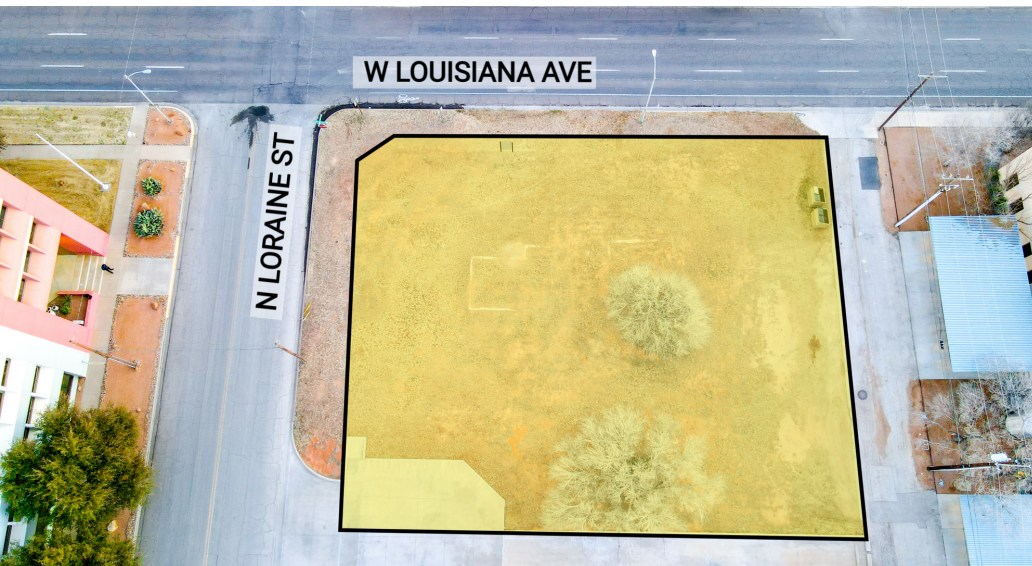
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## Property Description

One of the last remaining pieces of raw, undeveloped land in downtown Midland, this 0.347-acre tract presents a rare investment opportunity. Zoned O-2 (Office District), the property is perfectly suited for professional office development or expansion. The site benefits from strong surrounding office presence, steady traffic flow, and excellent accessibility. This central setting places your future development among established professional businesses, making it an ideal address for visibility and convenience.

## Property Highlights

- Prime Downtown Development Opportunity
- Excellent Accessibility with convenient access to major thoroughfares, including Front Street, providing direct connectivity to Interstate 20
- City Utilities Available Nearby including water and sewer services

## Location Description

Positioned on a highly visible corner lot at North Loraine Street and West Louisiana Avenue, this 0.347-acre parcel offers an exceptional location in downtown Midland. Situated directly across from the five-story office building, The Atrium Centre.

## Offering Summary

Sale Price:	\$420,000
Lot Size:	0.347 Acres

## Demographics

	0.3 Miles	0.5 Miles	1 Mile
Total Households	271	880	3,122
Total Population	733	2,408	9,284
Average HH Income	\$68,386	\$68,624	\$73,350

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**MORIAH**  
BROKERAGE SERVICES, LLC

PRICE: \$420,000

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