

I-20 FRONTAGE NEXT TO CAT EQUIPMENT RENTALS!

2339 E Interstate 20, Odessa, TX 79766

INDUSTRIAL FOR LEASE



JUSTIN DODD
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NRG REALTY GROUP
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EXECUTIVE SUMMARY

2339 E INTERSTATE 20, ODESSA, TX 79766



OFFERING SUMMARY

Lease Rate:	Contact Broker
Building Size:	8,331 SF
Lot Size:	2.27 Acres
Year Built:	1985
Renovated:	2026
Zoning:	Light Industrial

PROPERTY OVERVIEW

This property features a 8,331 SF industrial service facility on a 2.27 Acre lot undergoing major renovations. The office finish out will boast a new open showroom area with sales counter and lifted ceiling with metal spiral ducting along with multiple private offices and conference room, and remodeled restrooms. The shop will have additional drive through bays created, new liner panel, LED lights, as well as, a 1,250 SF wash-bay added to the back. The exterior of the building will feature an entirely new paint job with light gray walls and charcoal trim, new LED wall pack lights, and updated landscaping.

LOCATION OVERVIEW

This property is located on Interstate 20 in Odessa, TX. This particular area is an industrial/commercial hot spot due to its highway frontage and convenient location.

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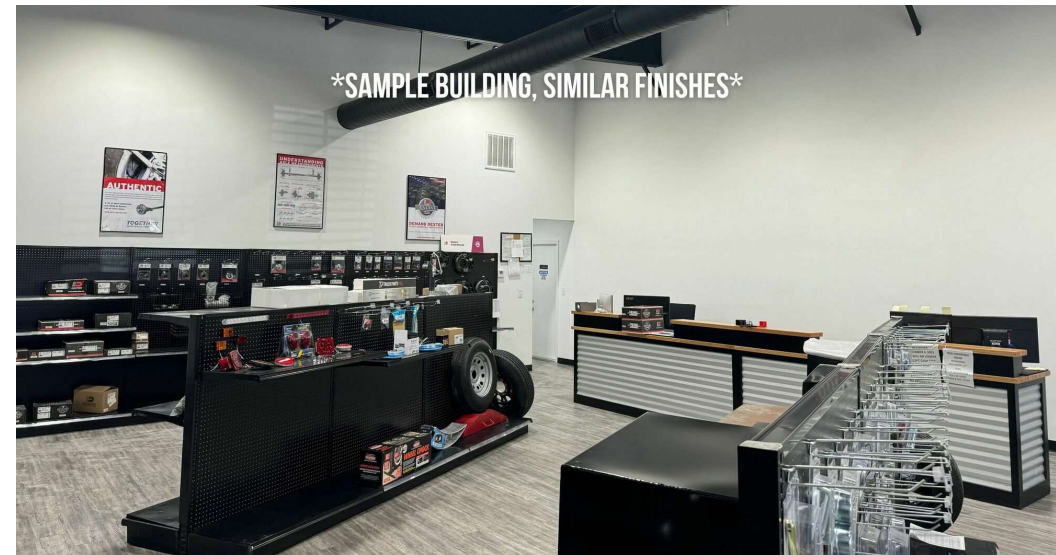
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PROPERTY HIGHLIGHTS



PROPERTY RENOVATIONS TO INCLUDE:

- Paint the entire exterior of the building
- Restripe parking lot & add code compliant ADA parking
- Office updates including:
 - New flooring, paint, ceiling grid, hardware, and lighting
 - Showroom construction with vaulted ceiling, spiral metal ducting
 - Bathroom fixtures & tile
 - LED lighting
- Shop updates including:
 - Additional overhead doors w/ drive-through capability
 - LED lighting
 - Liner panel
 - 1,250 SF Wash-bay



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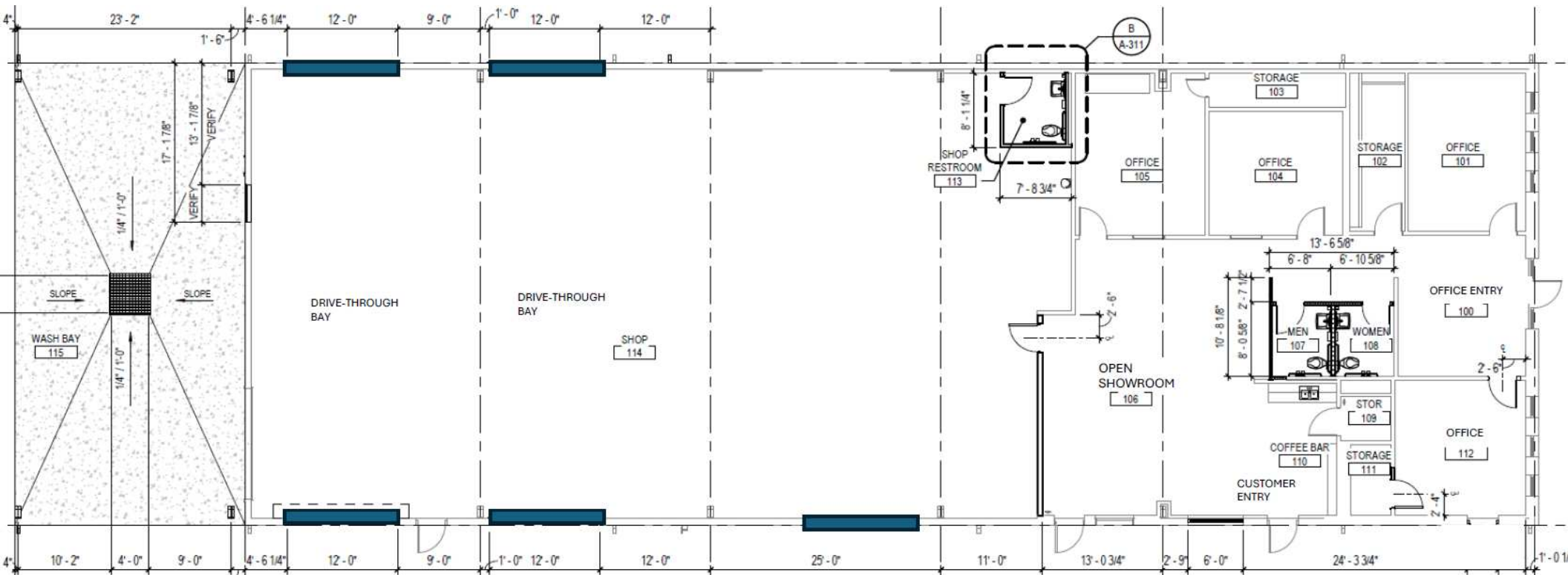
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FLOOR PLAN

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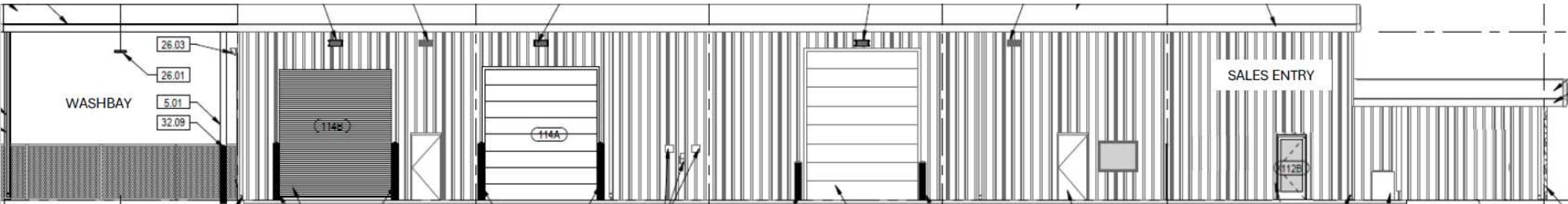
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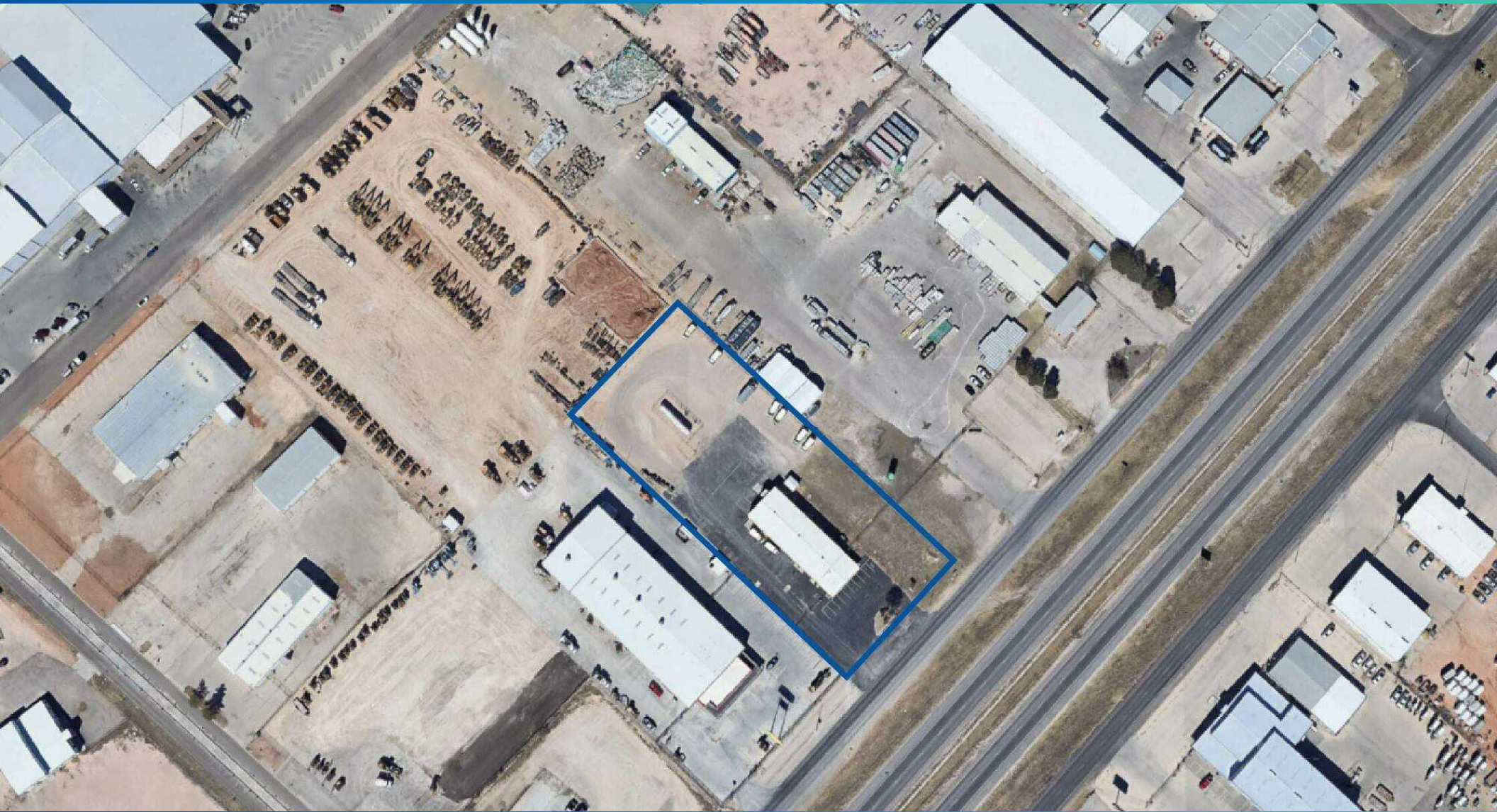
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PARCEL OUTLINE

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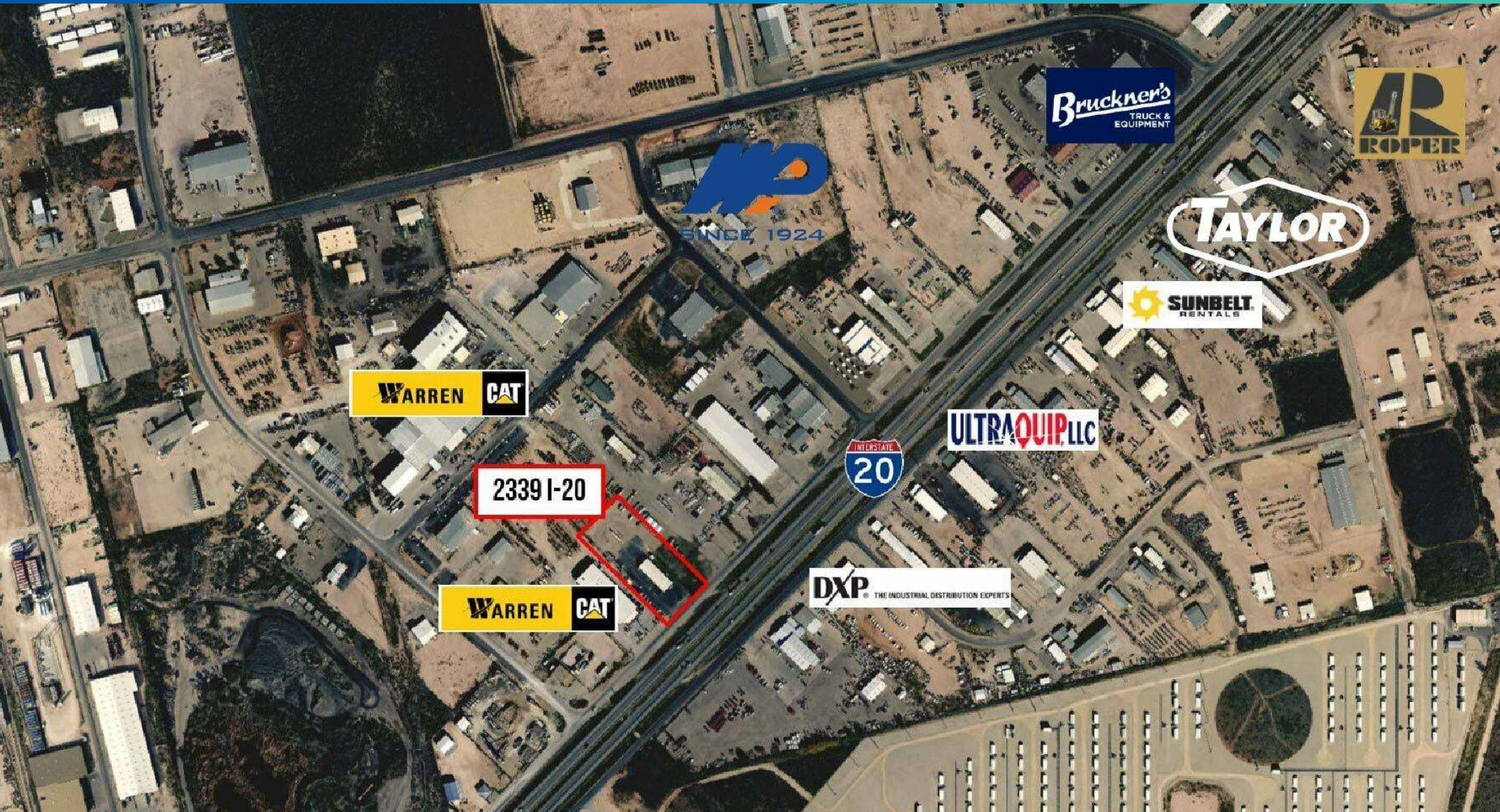
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RETAIL MAP

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