

20-TON CRANE SERVED INDUSTRIAL SERVICE FACILITY

9814 W County Rd 157, Midland, TX 79706

INDUSTRIAL FOR LEASE



JUSTIN DODD
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20-TON CRANE SERVED INDUSTRIAL SERVICE FACILITY

EXECUTIVE SUMMARY

9814 W COUNTY RD 157, MIDLAND, TX 79706



OFFERING SUMMARY

Lease Rate:	Contact Broker
Building Size:	20,308 SF
Lot Size:	12.48 Acres
Year Built:	2019
Zoning:	ETJ, Outside City Limits

PROPERTY OVERVIEW

This commanding 20,308 SF industrial facility sits on 12.48 acres, purpose-built for heavy oilfield or industrial operations. The 12,000 SF shop features 12 overhead doors (18' x 18') forming 6 drive-through bays, a 20-ton bridge crane with 22' hook height, and 30' concrete aprons on both sides of the building. A 2,000 SF covered wash-bay sits on the back of the shop plus a 22' x 14' equipment room. The 6,000 SF office boasts a reception area, 18 offices including 2 large corner offices and a dedicated dispatch office, a conference room, 2 break rooms, women's restroom with shower, and men's restroom with shower and lockers. The mezzanine above the office space is accessible by stairway and can be finished out for additional offices or living quarters. The site features concrete access from the road and 18 paved parking spots plus 2 handicap spaces. Heavy users will appreciate the 12" of compacted caliche throughout the site and concrete drives engineered to support coil tubing rigs over 200,000 lbs. Contact Justin Dodd for more details on this service facility.

LOCATION OVERVIEW

This property is located on W County Rd 157 in Midland, Texas, and accesses Interstate 20 by traveling west on W County Rd 157 to FM 1788, then north approximately 3.5 miles to the interstate. Situated along FM 1788, this property offers a central location to serve both Midland & Odessa. Midland International Air & Space Port is approximately 5 miles away.

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PROPERTY HIGHLIGHTS



PROPERTY HIGHLIGHTS

- 20,308 SF on 12.48 Acres
- 12,000 SF Shop
- (12) 18' x 18' Overhead Doors Forming 6 Drive-Through Bays
- 20-Ton Bridge Crane with 22' Hook Height
- 2,000 SF Covered Wash Bay
- 22' x 14' Wash Bay Equipment Room
- 6,000 SF Office: 18 Offices (2 Large Corner Offices, 1 Dispatch Office)
- Reception Area, Conference Room, 2 Break Rooms
- Men's Restroom With Shower & Lockers
- Mezzanine (can be finished out for more office/living quarters)
- Concrete Access from Road, 30' Concrete Aprons
- 18 Paved Parking Spots + 2 Handicap Spaces
- 12" Compacted Caliche Throughout
- Engineered Concrete Drives Rated For 200,000+ lb Coil Tubing Rigs



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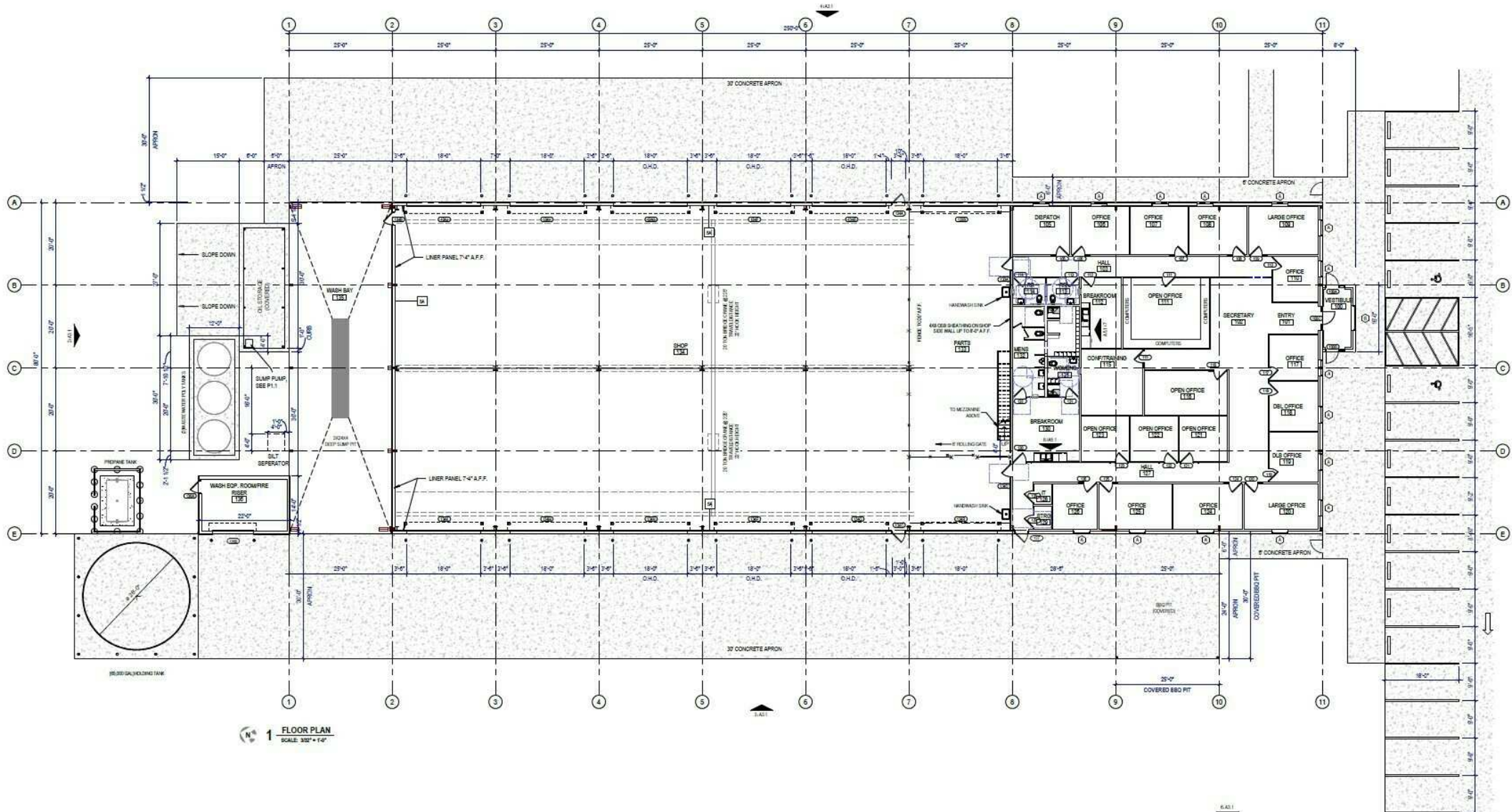
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ADDITIONAL PHOTOS



JUSTIN DODD

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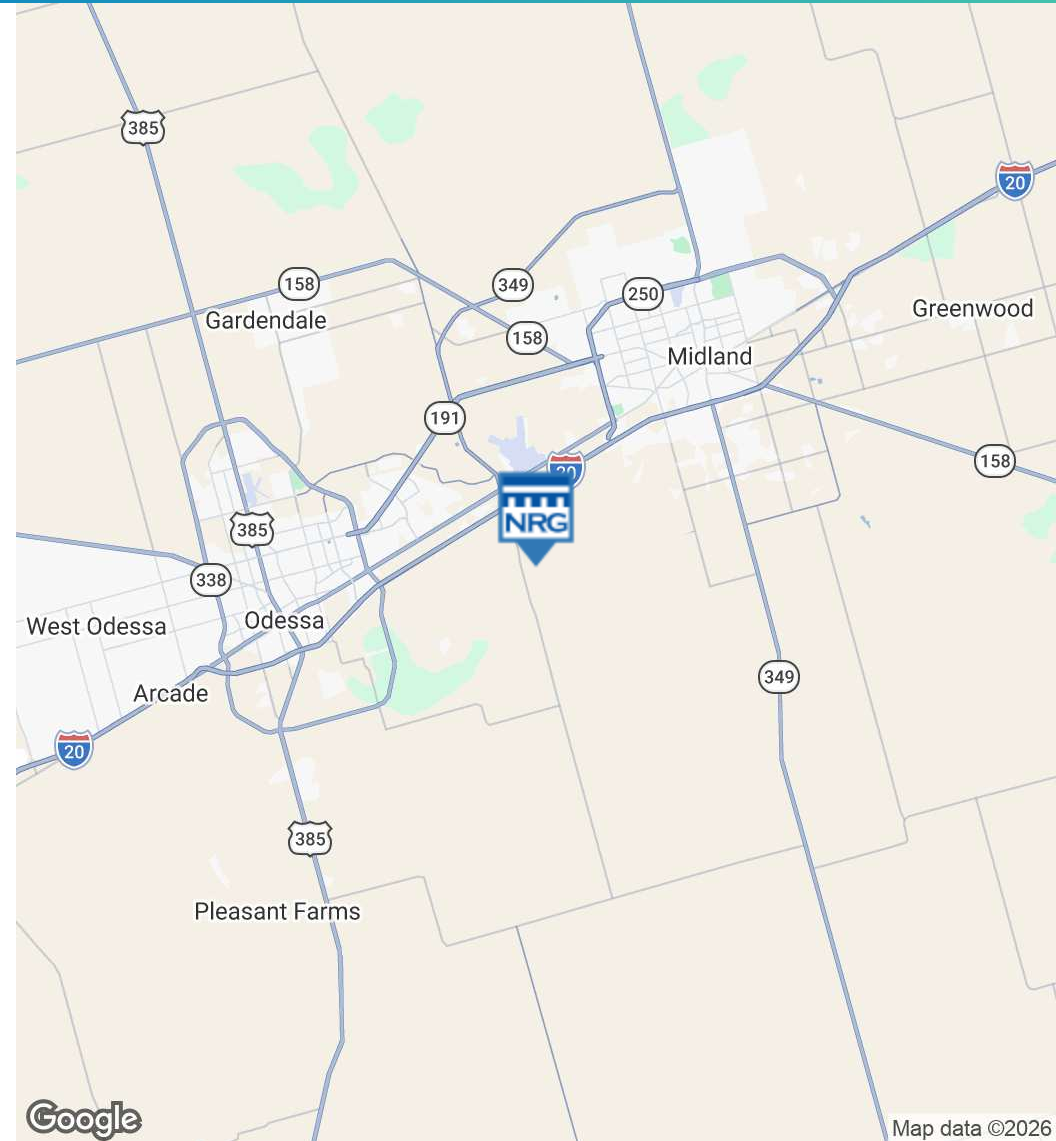
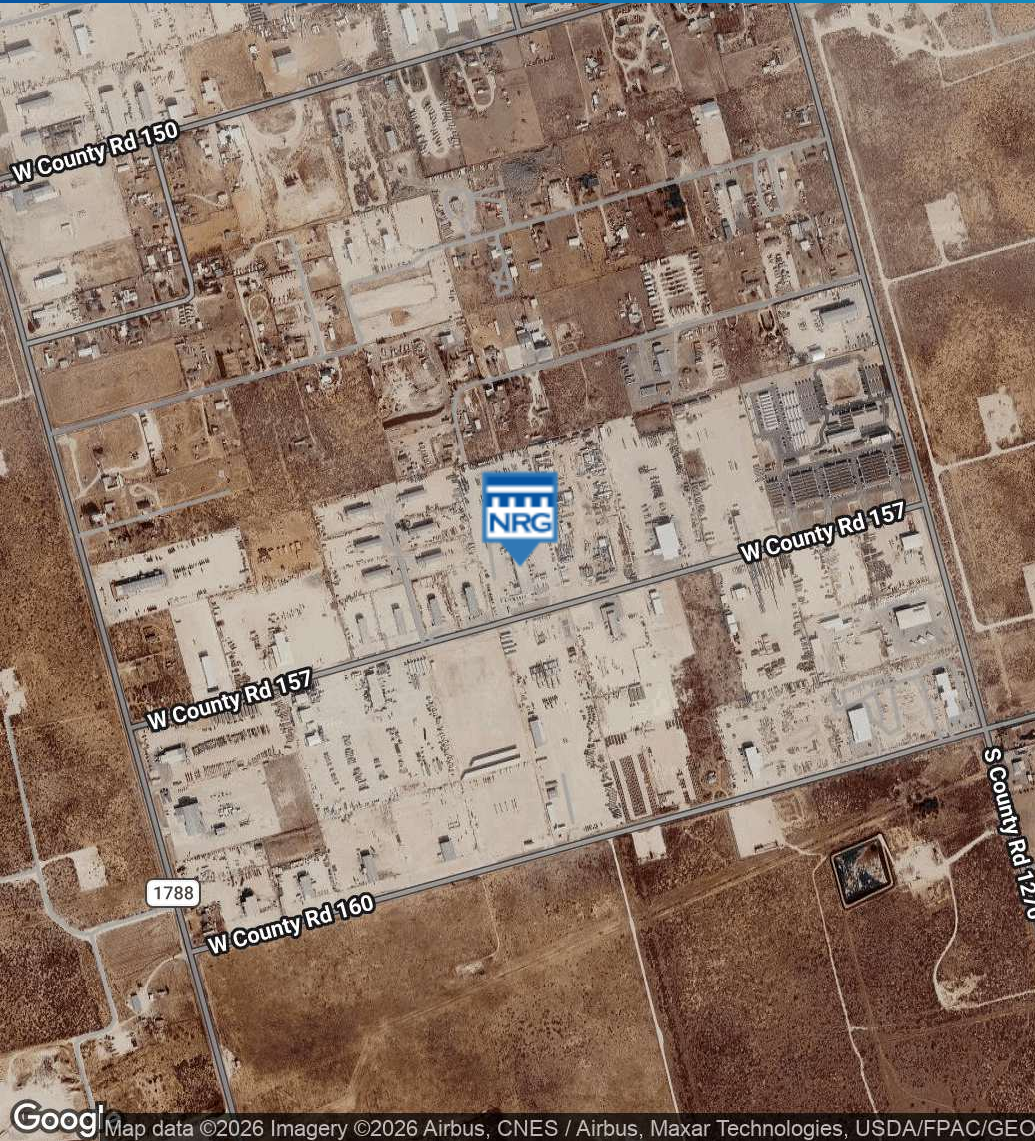
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20-TON CRANE SERVED INDUSTRIAL SERVICE FACILITY

LOCATION MAP

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CONTACT BROKERS:

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