



PRICE: \$950,000 | \$5,000.00 PER MONTH

4200 N MIDLAND DR

Midland, TX 79707

John Elphick, CCIM

Broker
432.682.2510
john@moriahrealestate.com

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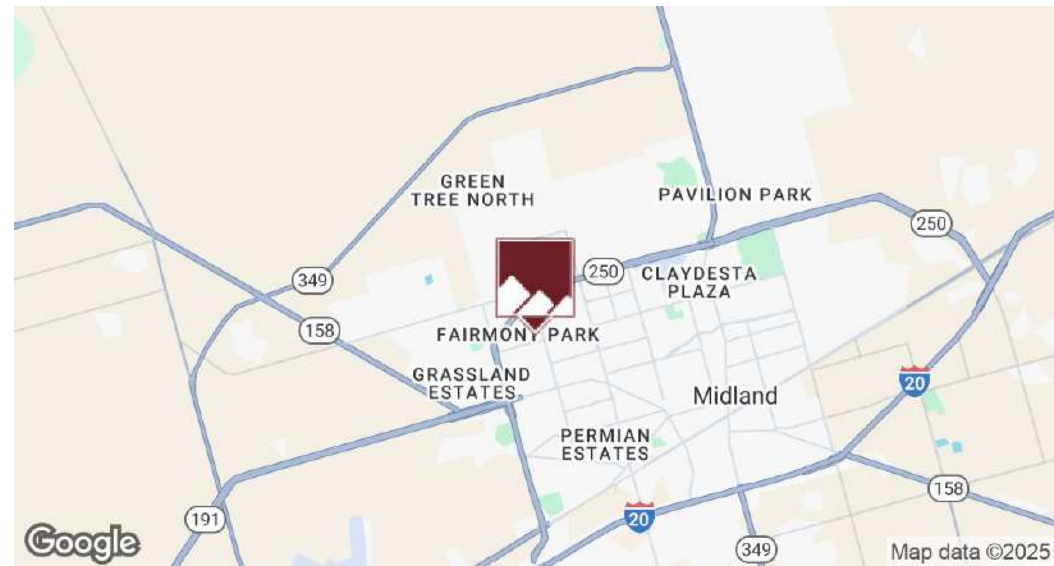


Property Description

This 1,546 SF office building offers a functional and flexible layout, ideal for a variety of professional uses. The space includes an open office area, two private offices, a conference room, and a breakroom, providing a comfortable and efficient work environment. The property also features a paved parking lot with convenient on-site parking.

Property Highlights

- Midland Drive Traffic Count: 17,249 Vehicles Per Day (TXDOT)
- Excellent Visibility | Midland Drive Frontage: 80'
- Pylon and Building Signage Available
- Many Major Retailers in the Immediate Area: Target, Walmart, Starbucks, AT&T, Verizon, Sonic, Chick-fil-A



Location Description

Strategically located on Midland Drive, just under one mile south of Highway 250—one of Midland's busiest and most high-profile intersections—this office building offers outstanding visibility and accessibility. Its prime location ensures convenient access to major thoroughfares, making it an ideal choice for businesses seeking maximum exposure and a convenient commute for both employees and clients.

Offering Summary

Sale Price:	\$950,000
Lease Rate:	\$5,000.00 per month (NNN)
Lot Size:	0.4 Acres
Building Size:	1,546 SF

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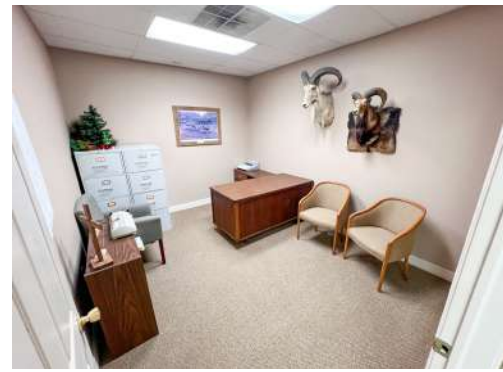
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MORIAH
BROKERAGE SERVICES, LLC

PRICE: \$950,000 | \$5,000.00 PER MONTH

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