



PRICE: \$28 SF/YR

BUILDING 5 | VINEYARD OFFICE PARK

6401 Holiday Hill Rd, Midland, TX 79707

Wes Gotcher

Broker | President
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Trey Dennis

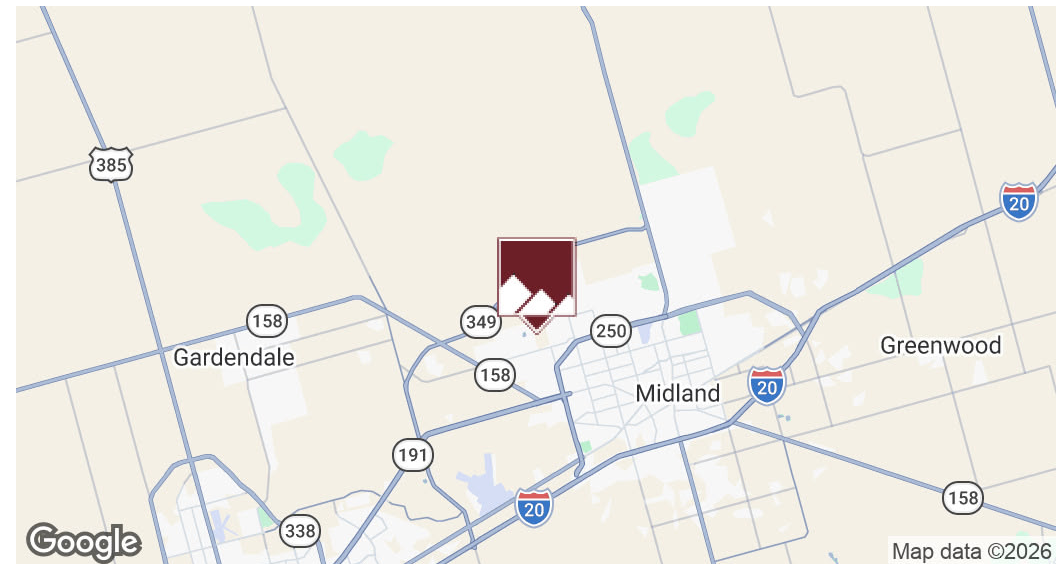
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Property Description

Building 5 - Suites for Lease at - the Vineyard Office Park! The complex features three beautifully designed office buildings totaling 247,000 square feet, along with a 58,685 square-foot, cast-in-place underground parking garage. It serves as the business hub for a variety of companies in Midland, TX, including Fasken Oil and Ranch, the developer of The Vineyard. With its scenic setting, adaptable office spaces, and inviting courtyards, the Vineyard Office Park offers an ideal environment for business. On-site amenities like the Bistro, Bites at The Vineyard, and a full fitness center make it easy to recharge or stay active—all without leaving the property.

Property Highlights

- Outstanding Location | Modern Building & Amenities | Manicured Landscape
- Building Extras: Bites at the Vineyard (The staff at Bites also provides excellent catering for businesses and other events) | Fitness Center (on-site fitness center open daily from 5:00 a.m. – 10:00 p.m.)

Location Description

Located within The Vineyard Office Park in North Midland, this property sits in one of the city's most sought-after commercial corridors. It offers an exceptional location for tenants seeking high visibility, easy accessibility, and strong connectivity. Just minutes from Loop 250 and key roadways such as Wadley Avenue and Midkiff Road.

| Spaces (Can Be Combined) | Lease Rate | Space Size | Estimated NNNs |
|--------------------------|---------------|------------|----------------|
| SUITE LA-107 | \$28.00 SF/yr | 2,338 SF | \$18.00/SF |
| SUITE LA-108 | \$28.00 SF/yr | 3,060 SF | \$18.00/SF |
| SUITE LA-205 | \$28.00 SF/yr | 4,326 SF | \$18.00/SF |
| SUITE LA-206 | \$28.00 SF/yr | 2,733 SF | \$18.00/SF |
| SUITE LA-207 | \$28.00 SF/yr | 2,338 SF | \$18.00/SF |
| SUITE LA-208 | \$28.00 SF/yr | 3,081 SF | \$18.00/SF |

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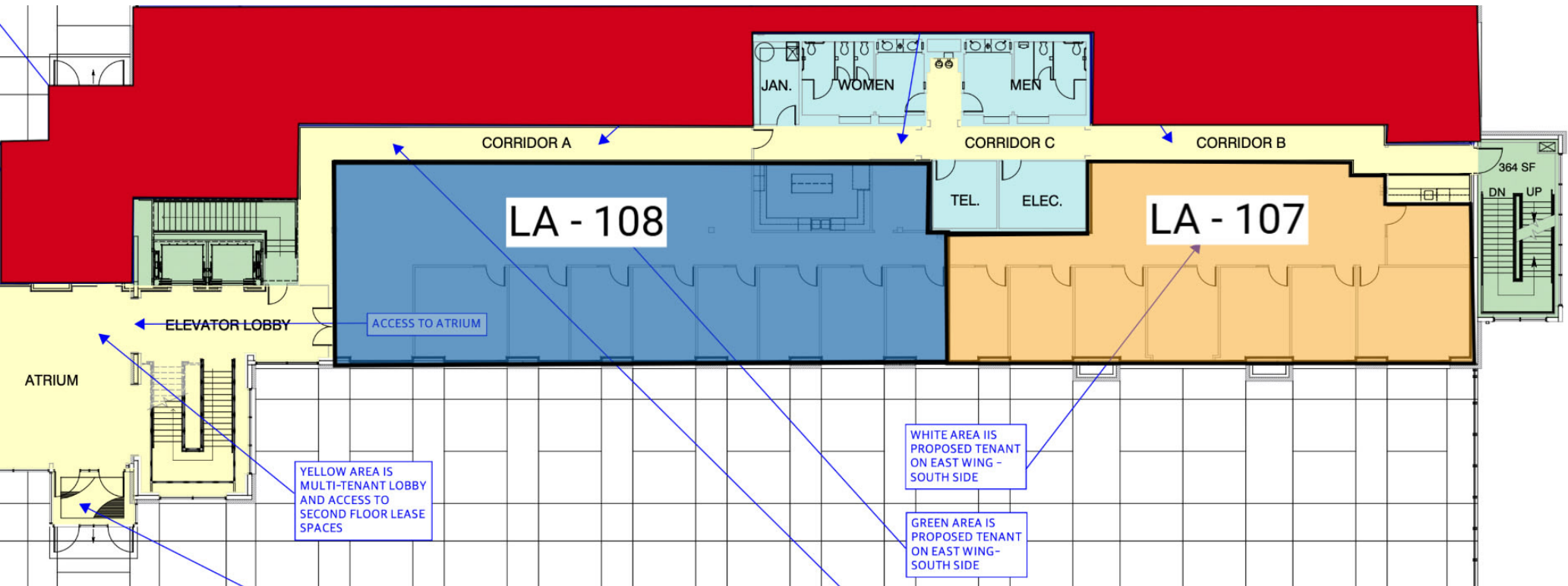
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MORIAH
BROKERAGE SERVICES, LLC

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FIRST FLOOR



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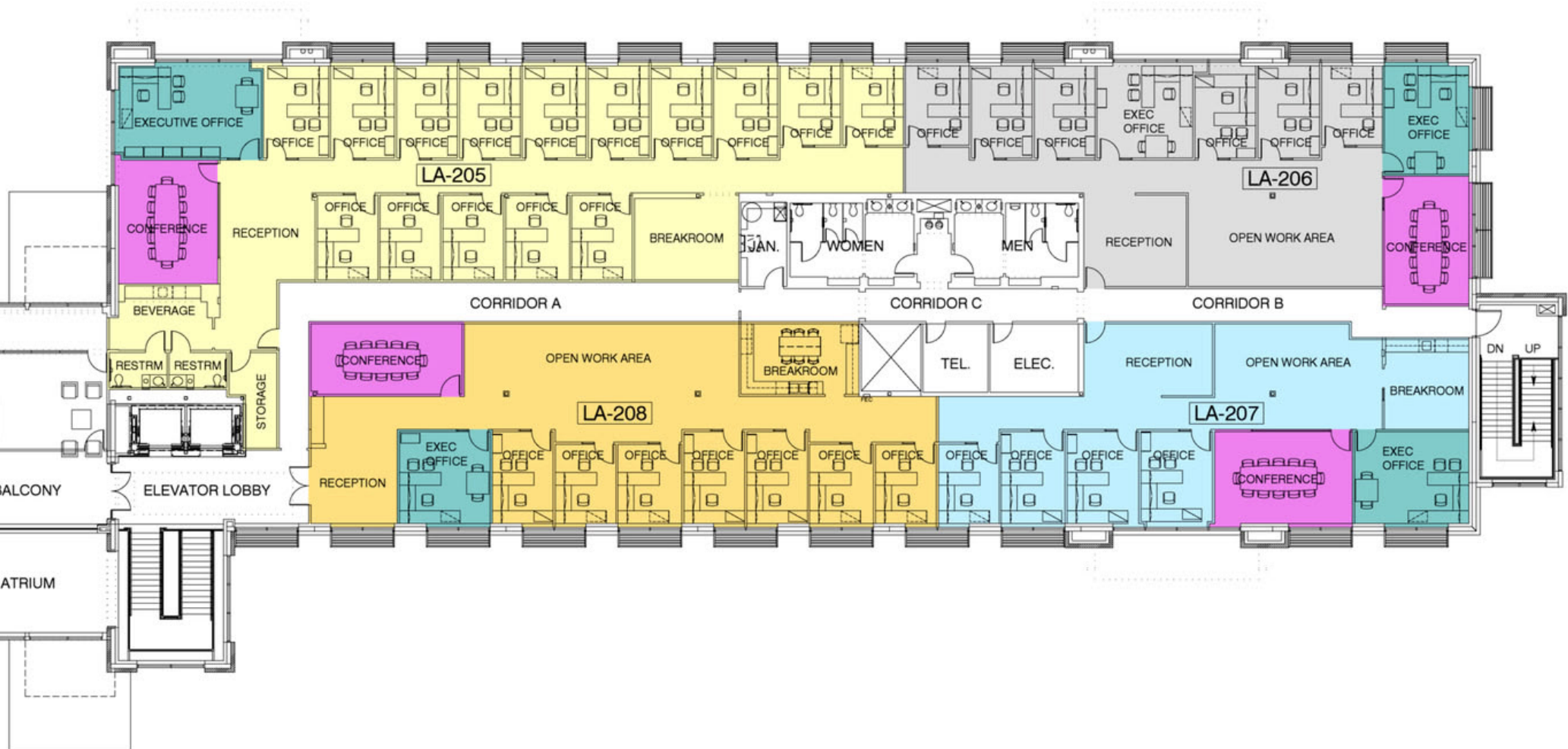
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SECOND FLOOR



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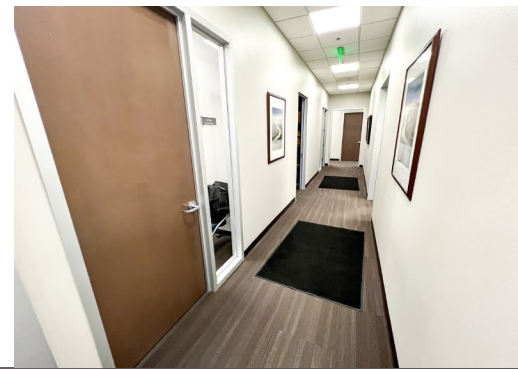
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