



PRICE: \$1,450,000

1502 NORTH LOOP 250 WEST

Midland, TX 79706

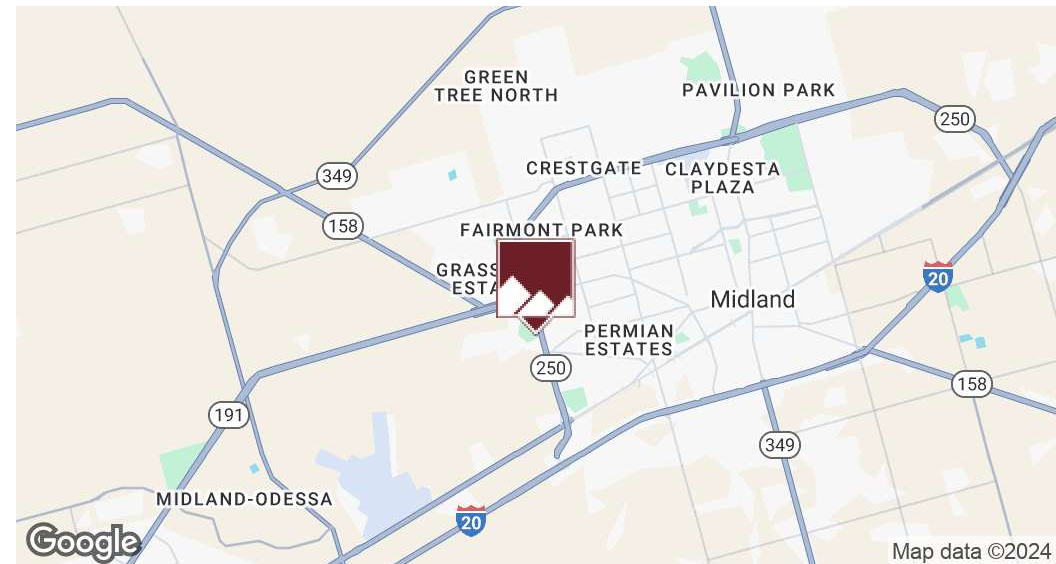
Tommy Reynolds

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Property Description

Self-storage warehouse facility for sale! The property includes (8) 24'x28' units with 10'x12' roll-up doors and electricity, (6) 11'x28' units with 10'x12' roll-up doors, and (2) 100'x28' units with multiple 12'x12' doors. This property presents an excellent opportunity for income generation or redevelopment.

Property Highlights

- Annual Average Daily Traffic AADT: 46,121 Cars (TxDOT 2023)
- 191 Frontage: 130'
- Fenced Lot | Site Serviced by City Utilities | Office Space in Center Warehouse Building
- Currently 100% Occupied
- Excellent Upside Potential to Improve Rental Income & Terms
- **Annual Gross Income - Available upon ask*

Location Description

This warehouse facility is strategically positioned near the intersection of Loop 250 and 191/Andrews Highway, offering high traffic and excellent visibility from the Loop 250 service road.

Offering Summary

Sale Price:	\$1,450,000
Lot Size:	0.72 Acres
Building Size:	18,504 SF

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