

13023 W County Rd 123, Odessa, TX 79765

# 3,041 SF BUILDING W/ CHAIN HOIST & REMODELED OFFICE

INDUSTRIAL FOR SALE AND FOR LEASE



**JUSTIN DODD**

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**NRG REALTY GROUP**

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EXECUTIVE SUMMARY

13023 W COUNTY RD 123, ODESSA, TX 79765



## OFFERING SUMMARY

Sale Price:	\$445,000
Price / SF:	\$146.33
Lease Rate:	\$3,750.00 /Mo (NNN)
Building Size:	3,041 SF
Lot Size:	0.46 Acres
Year Built:	1981
Zoning:	Outside City Limits

## PROPERTY OVERVIEW

Odessa opportunity offering a 3,041 SF building on 0.46 acres. The well-equipped shop features (2) 14' and (1) 10' insulated, automatic overhead doors, spray foam insulation, and a 1.5-ton chain hoist. The shop also includes a separate restroom and storage room. The completely remodeled office space provides 3 offices and a reception area, with a decked mezzanine for light file storage. Conveniently located near Hwy 80 and outside city limits with no zoning restrictions. The property is serviced by a well and septic system. Contact Justin Dodd to schedule a tour!

## LOCATION OVERVIEW

This property is located in Odessa, TX in an industrial area about 4 miles East of Loop 338, 3 miles West of FM 1788, and 4 miles to the Midland International Air & Space Port.

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PROPERTY HIGHLIGHTS



## PROPERTY HIGHLIGHTS

- 3,041 SF on 0.46 acres
- (2) 14' & (1) 10' Insulated, Automatic OHD's
- 1.5 ton Chain Hoist, Spray Foam Insulation
- Separate Shop Restroom and Storage Room
- Fully Remodeled Office Space
- 3 Offices and Reception Area
- Decked Mezzanine for Light File Storage
- Convenient Location to Hwy 80
- Outside City Limits, No Zoning
- Serviced by Well & Septic



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ADDITIONAL PHOTOS



**JUSTIN DODD**

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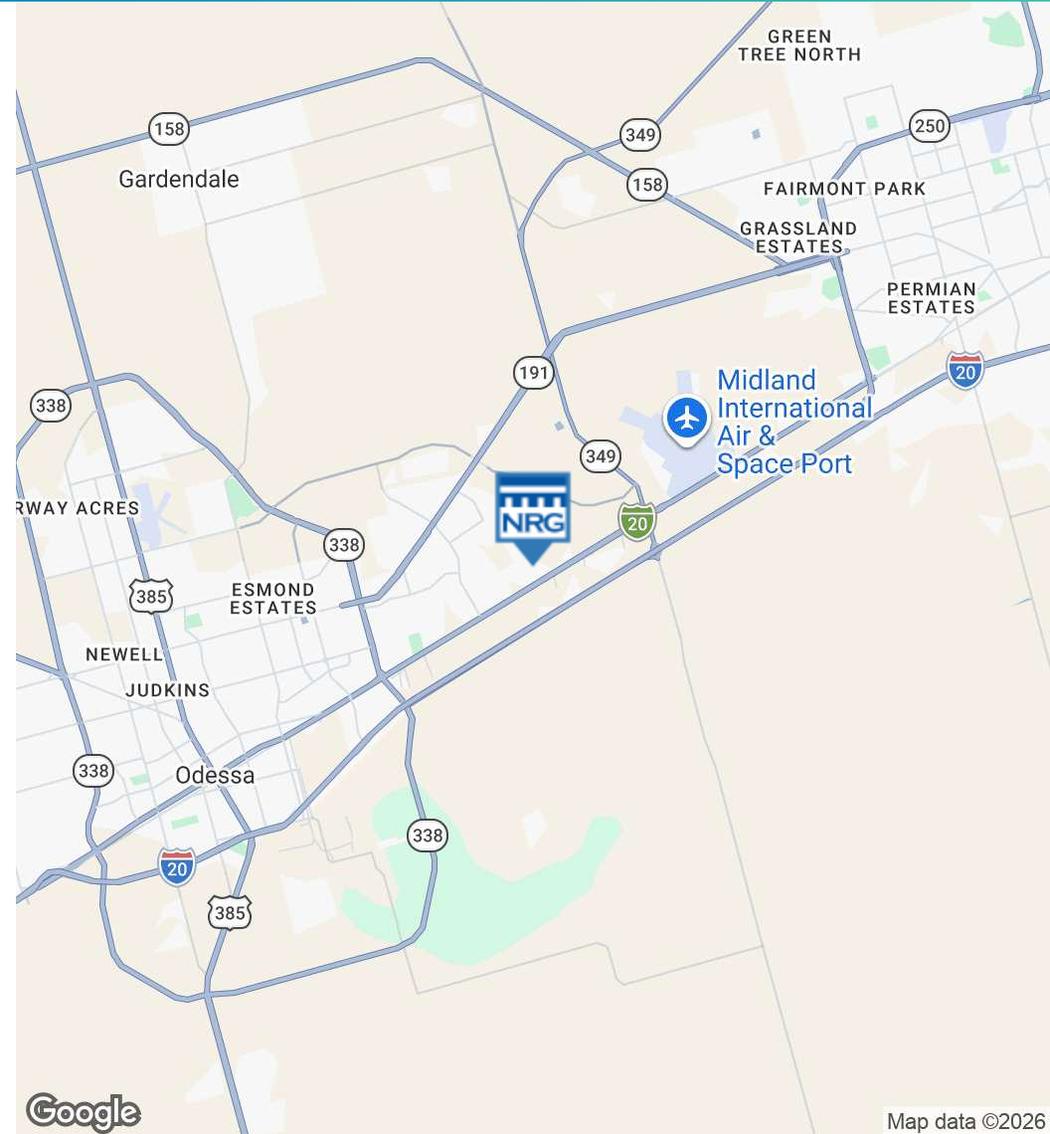
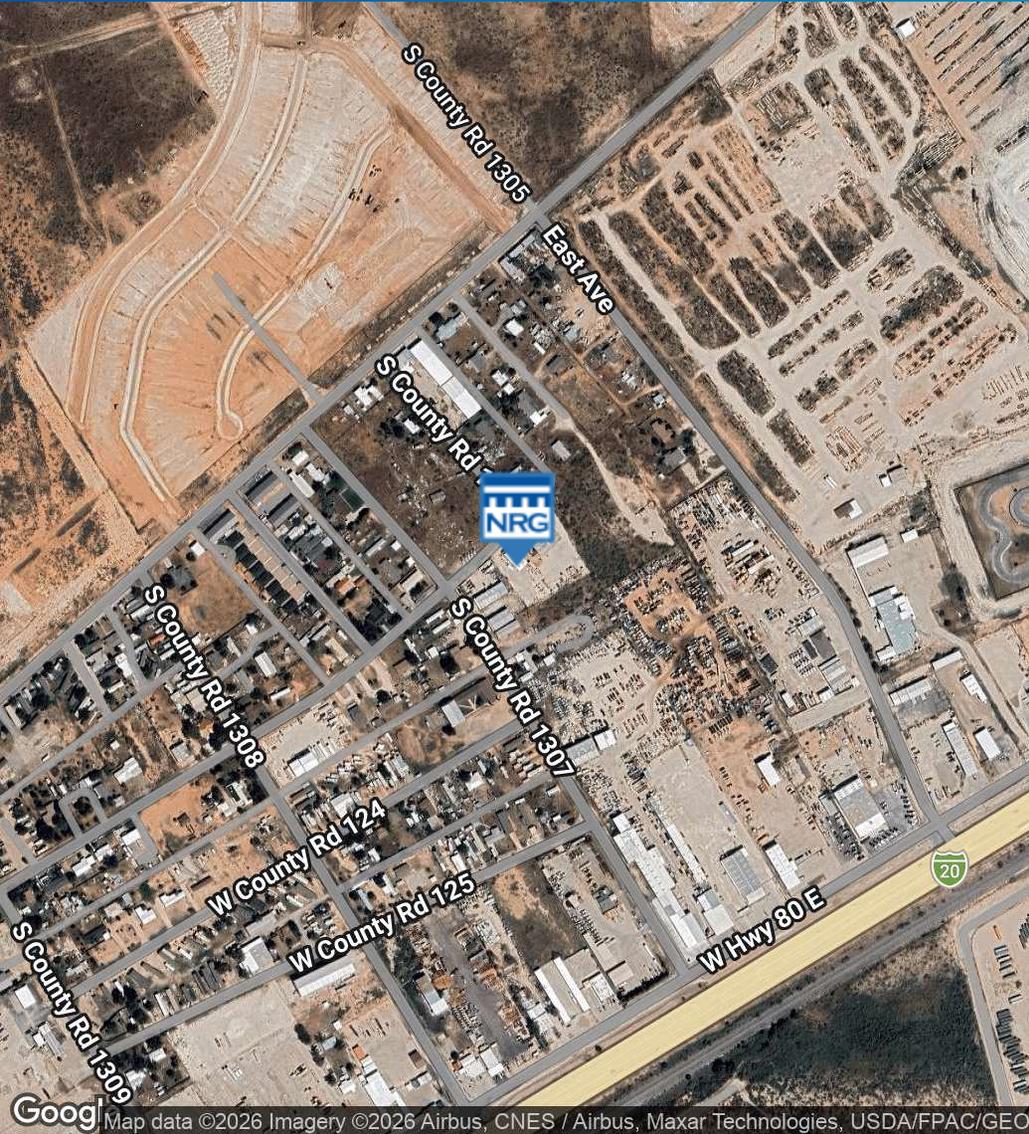
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# 3,041 SF BUILDING W/ CHAIN HOIST & REMODELED OFFICE

LOCATION MAP

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**13023 W COUNTY RD 123, ODESSA, TX 79765**

**CONTACT BROKERS:**

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