

AMBULATORY SURGICAL CENTER + ADDITIONAL MEDICAL OFFICE AVAILABLE

OFFICE FOR LEASE

301 N MUSKINGUM AVE

ODESSA, TX 79761

CONTACT BROKERS

AMY BARNETT

432.352.6714

amy.barnett@nrgrealtygroup.com

TUCKER SCHNEEMANN

432.661.4880

tucker@nrgrealtygroup.com



NRG REALTY GROUP

NRGREALTYGROUP.COM



AMBULATORY SURGICAL CENTER + ADDITIONAL MEDICAL OFFICE AVAILABLE

301 N MUSKINGUM AVE, ODESSA, TX 79761



OFFERING SUMMARY

Lease Rate:	\$25.00 SF/yr (NNN)
Building Size:	4,888 SF
Lot Size:	2.066 Acres
Year Built:	2000
Zoning:	Light Commercial

PROPERTY OVERVIEW

This 4,888 SF medical space, previously used as an ambulatory surgical center, offers an ideal place for outpatient procedures and medical services. The facility includes a waiting area with a restroom, a patient changing room, a large nurse station, a cath lab, built-in storage, a control room, two utility rooms, a mechanical closet, and an exterior covered ambulance entrance. Additionally, there are multiple exam rooms for consultations and follow-ups. Conveniently located near Medical Center Hospital, this center ensures quick access to additional medical services. Designed for both efficiency and comfort, this medical space is an excellent choice for delivering quality healthcare. There is additional medical office space located in the adjacent building for additional rent. Contact Tucker or Amy today for more information.

LOCATION OVERVIEW

This medical facility is located in the heart of the Odessa Medical District near Downtown Odessa. From the Midland International Airport, travel west on Business I-20, merging into 2nd St, for 9.0 miles. At the intersection of 2nd St. and Muskingum in Odessa, turn North on Muskingum. The property begins at the intersection of N Muskingum and E 3rd St.

AMY BARNETT

432.352.6714
amy.barnett@nrgrealtygroup.com

TUCKER SCHNEEMANN

432.661.4880
tucker@nrgrealtygroup.com



AMBULATORY SURGICAL CENTER + ADDITIONAL MEDICAL OFFICE AVAILABLE

301 N MUSKINGUM AVE, ODESSA, TX 79761



PROPERTY HIGHLIGHTS

- 4,888 SF Medical Space
- Previously used an Ambulatory Surgical Center
- Waiting Area w/ Restroom | Patient Changing Room
- Large Nurse Station | Cath Lab | Control Room
- Multiple Exam Rooms | 2 Utility Rooms
- Exterior Covered Ambulance Entrance
- Close Proximity to Medical Center Hospital
- Additional Medical Office Space Available



AMY BARNETT

432.352.6714

amy.barnett@nrgrealttygroup.com

TUCKER SCHNEEMANN

432.661.4880

tucker@nrgrealttygroup.com



AMBULATORY SURGICAL CENTER + ADDITIONAL MEDICAL OFFICE AVAILABLE

301 N MUSKINGUM AVE, ODESSA, TX 79761



AMY BARNETT

432.352.6714

amy.barnett@nrgrealtygroup.com

TUCKER SCHNEEMANN

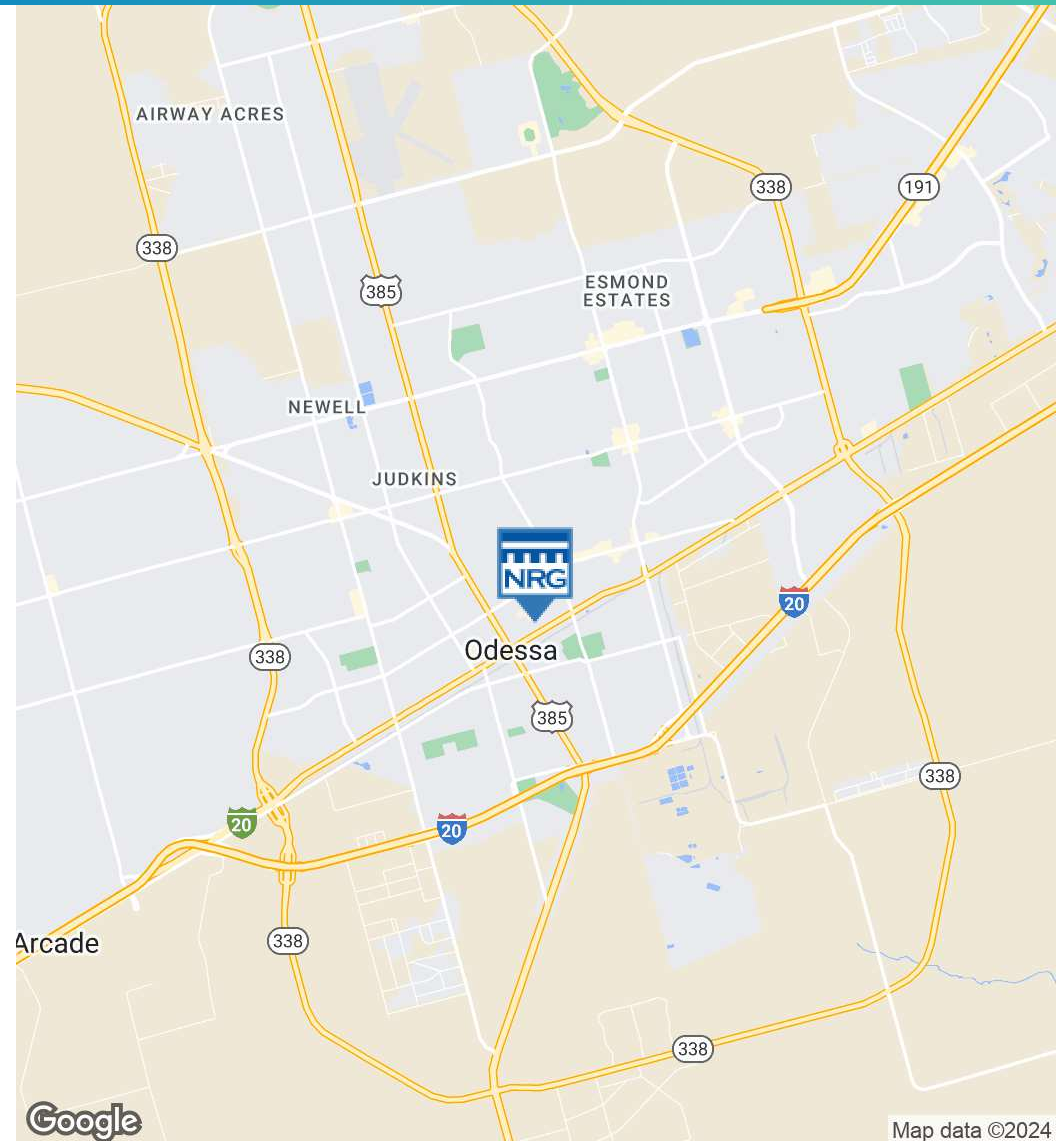
432.661.4880

tucker@nrgrealtygroup.com



AMBULATORY SURGICAL CENTER + ADDITIONAL MEDICAL OFFICE AVAILABLE

301 N MUSKINGUM AVE, ODESSA, TX 79761



AMY BARNETT

432.352.6714
amy.barnett@nrgrealtygroup.com

TUCKER SCHNEEMANN

432.661.4880
tucker@nrgrealtygroup.com





301 N MUSKINGUM AVE ODESSA, TX 79761

CONTACT BROKERS:

LARRY NIELSEN

432.260.0088
larry@nrgrealtgroup.com

AMY BARNETT

432.352.6714
amy.barnett@nrgrealtgroup.com

TUCKER SCHNEEMANN

432.661.4880
tucker@nrgrealtgroup.com

NRG REALTY GROUP

DALLAS OFFICE

6191 State Hwy 161, Suite 430, Irving, TX
214.432.7930

MIDLAND OFFICE

1611 W Illinois Ave, Midland, TX 79701
432.363.4777

All information furnished regarding property for sale, rental or financing is from sources believed to be reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. The information contained herein is not a substitute for a thorough due diligence investigation. No liability of any kind based on the information is to be imposed on the broker herein.