



Office/Warehouse Flex with Dock

9007 CR 6820 Lubbock, TX 79407

Property Features

This newly built (2024) office/warehouse flex space sits on a 1.5-acre lot in Inler Business Park. The property features a 2,053 SF Class A office paired with 9,848 SF of warehouse, providing a versatile layout suitable for a wide range of uses. The warehouse is equipped with (2) 14' x 14' roll-up doors on the dock, (1) 10' x 10' side roll-up door, 3-phase power, 19' eave height, & 26' center height, ensuring efficient operations and excellent accessibility. With its prime location and flexible configuration, this property is well-suited for businesses seeking high-quality space in Lubbock's growing west side.

Offering Summary

SPACE AVAILABLE	11,901 SF
LEASE RATE	\$11.25/SF
SERVICE TYPE	NNN
AVAILABLE	Now

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

Roman Thompson
roman@naiwheelhouse.com
 +1 806 241 0576
naiwheelhouse.com

Joe Magby
joe@naiwheelhouse.com
 +1 806 200 3244
naiwheelhouse.com

FOR LEASE



NAIWheelhouse

Roman Thompson
roman@naiwheelhouse.com
+1 806 241 0576
naiwheelhouse.com

Joe Magby
joe@naiwheelhouse.com
+1 806 200 3244
naiwheelhouse.com

FOR LEASE



NAIWheelhouse

Roman Thompson
roman@naiwheelhouse.com
+1 806 241 0576
naiwheelhouse.com

Joe Magby
joe@naiwheelhouse.com
+1 806 200 3244
naiwheelhouse.com