



PRICE: \$2,900.00 PER MONTH

2604 W. KANSAS AVE

Midland, TX 79701

Wes Gotcher

Broker | President
432.682.2510

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Trey Dennis

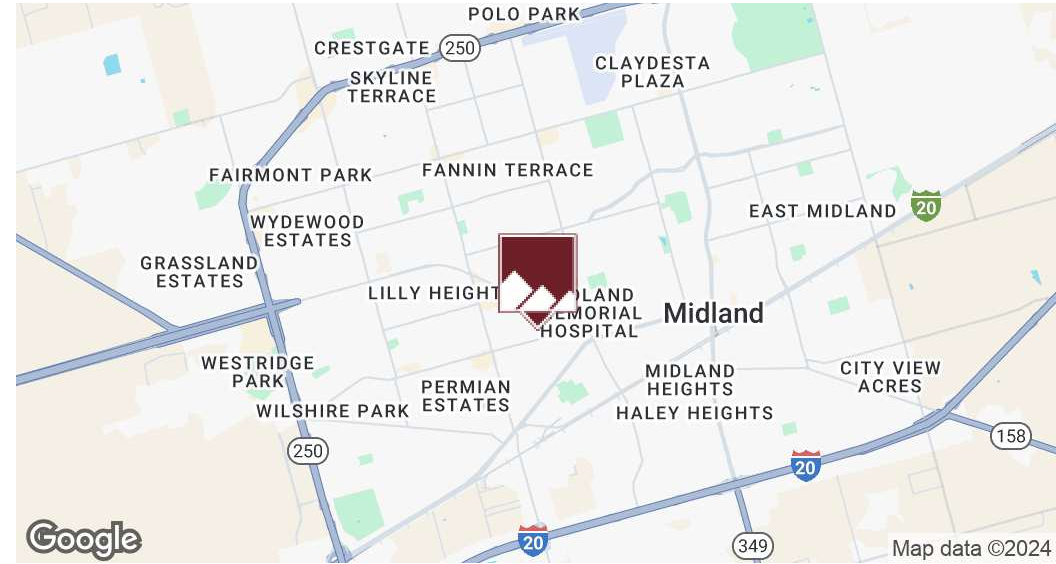
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Property Description

New premier leasing opportunity in Midland at 2604 W. Kansas Ave. This office space features a flexible layout, ideal for various business needs. The building has been renovated for modern use, offering a reception area, (3) offices, a breakroom, storage room, and (1) restroom. Perfectly suited for a law firm, medical practice, or small oil and gas operation, this property combines convenience and versatility in a prime location.

Property Highlights

- On Site Parking | Paved Lot | Carport
- 80 Feet of Frontage on Kansas Ave, Monument Sign can be seen by Andrews Hwy Traffic
- **Best Suited for:** Law Office, Medical Practice, Compact Oil and Gas Operation

Location Description

Situated on W Kansas Ave, in walking distance from Andrews Hwy - this standalone property offers a prime and accessible location. Its placement in a high-traffic area ensures excellent visibility and easy access. The surrounding area features a mix of residential, retail, and dining options, adding to the property's appeal.

Offering Summary

Lease Rate:	\$2,900.00 per month (NNN)
Lot Size:	0.25 Acres
Building Size:	1,288 SF

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BROKERAGE SERVICES, LLC

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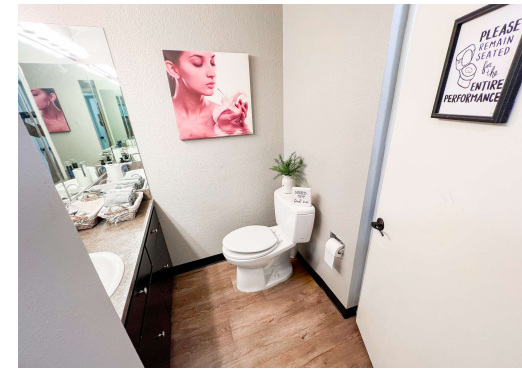
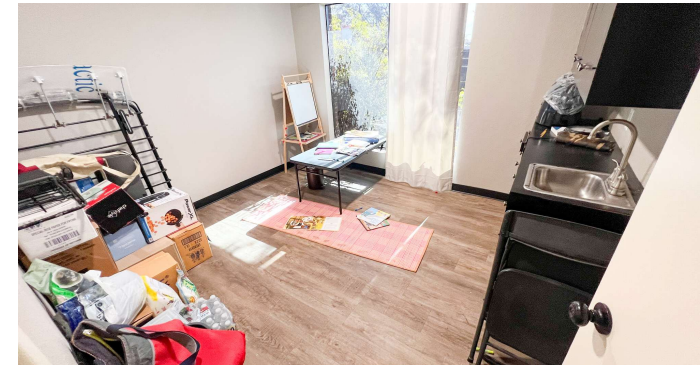
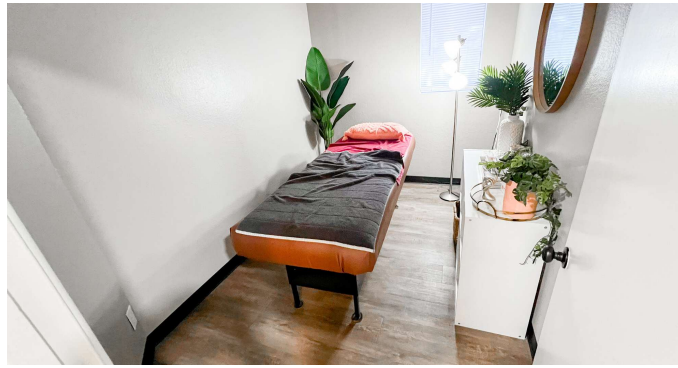
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