

3,200± SF INDUSTRIAL / REPAIR FACILITY ON 2.00± AC

SELLER FINANCING AVAILABLE | BUILT 2025 | FENCED YARD | 158± FT ON FM 866

2920 FARM TO MARKET 866 ODESSA, TX 79763

FOR SALE



SALE PRICE \$750,000

PROPERTY HIGHLIGHTS

- **Seller Financing Available | Contact Agent for Terms**
- 3,200± SF Industrial / Repair-Shop Facility on 2.00± AC
- Newly Constructed in 2025
- Investment / Owner-User Opportunity
- Ownership Will Consider Lease Proposals
- Three Grade-Level Overhead Doors
- Insulated Metal Shop with Two Offices and One Restroom
- Fully Fenced, Caliche-Covered Yard with Gated Access
- 158± FT of Frontage on FM 866
- Single-Phase Electricity | Metered Subdivision Water
- Private Septic System (Buyer to Verify)
- FEMA Zone X
- APN 09250.00007.00000

PROPERTY OVERVIEW

2920 FM 866 is a newly constructed 3,200± SF industrial and repair-shop facility on 2.00± acres in Odessa, Texas. Built in 2025, the insulated metal shop includes three grade-level overhead doors, two offices, and one restroom, giving an owner-user or industrial operator a functional mix of shop and office space.

The fully fenced, caliche-covered yard with gated access provides room for equipment, vehicles, materials, and daily operations. The site offers 158± feet of frontage on FM 866, single-phase electricity, and a metered subdivision water system.

Seller financing is available to a qualified buyer, and ownership will also consider lease proposals. Contact the listing agent for terms.

Alonso Hernandez

Sales Agent
432.425.9692
alonso.hernandez@erescompanies.com



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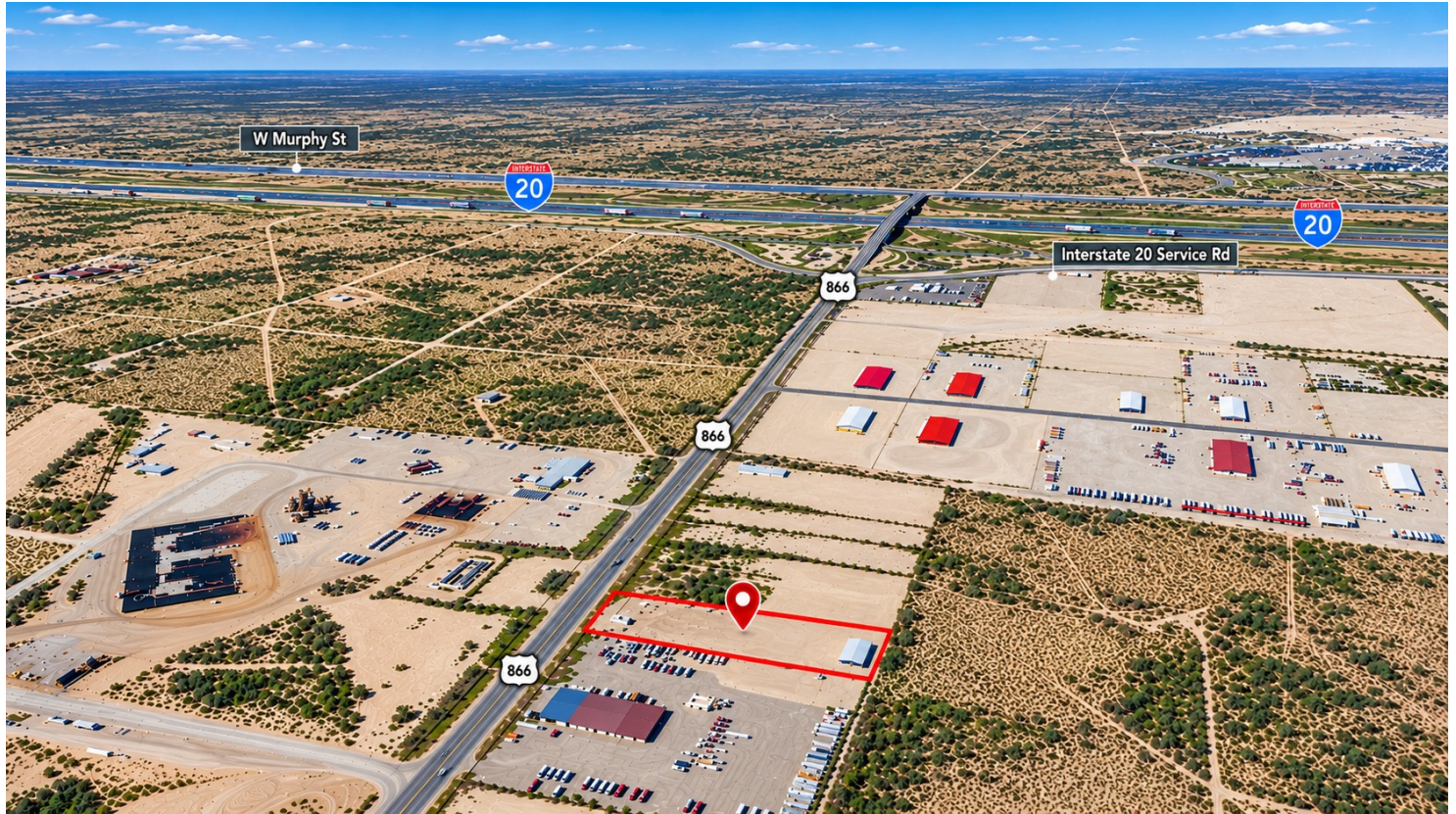
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AERIAL AND LOCATION

West side of FM 866 | Interstate 20 access at Exit 104 | 866 Industrial Subdivision



Aerial rendering for illustration.

[VIEW PARCEL ON GOOGLE EARTH](#)



Opens the parcel outline with current imagery.

EXIT 104

INTERSTATE 20 ACCESS AT FM 866

158± FT

FRONTAGE ON FM 866

2.00± AC

FENCED, GATED YARD

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PROPERTY DETAILS

ADDRESS	2920 FM 866, Odessa, TX 79763
COUNTY	Ector
LEGAL	Lot 7, Block 1, 866 Industrial Subdivision
PARCEL ID	09250.00007.00000
PROPERTY TYPE	Industrial Repair shop and yard
BUILDING AREA	3,200± SF
SITE AREA	2.00± AC 87,120 SF
YEAR BUILT	2025
CONSTRUCTION	Insulated clear-span metal Concrete slab
OVERHEAD DOORS	Three grade-level roll-up doors
OFFICE	Two offices One restroom Mini-split
SHOP	High-bay lighting Open floor
YARD	Fully fenced Caliche surface Gated entry
FRONTAGE	158± FT on FM 866
ELECTRIC	Single-phase service
WATER	Metered subdivision water system
WASTEWATER	Private septic (buyer to verify)
NATURAL GAS	Not confirmed at the site
FLOOD ZONE	FEMA Zone X Minimal flood hazard

OFFERING

\$750,000

ASKING PRICE

SELLER FINANCING AVAILABLE

LEASE PROPOSALS CONSIDERED

BUILT AROUND THE YARD

3.67%

BUILDING COVERAGE | 27.2 : 1 LAND-TO-BUILDING

The shop occupies 3,200 SF of an 87,120 SF site.
The balance is fenced, surfaced yard for laydown, fleet parking, and staging.



Clear-span shop interior

Information is deemed reliable but is not guaranteed. All measurements are approximate. Buyer to verify.

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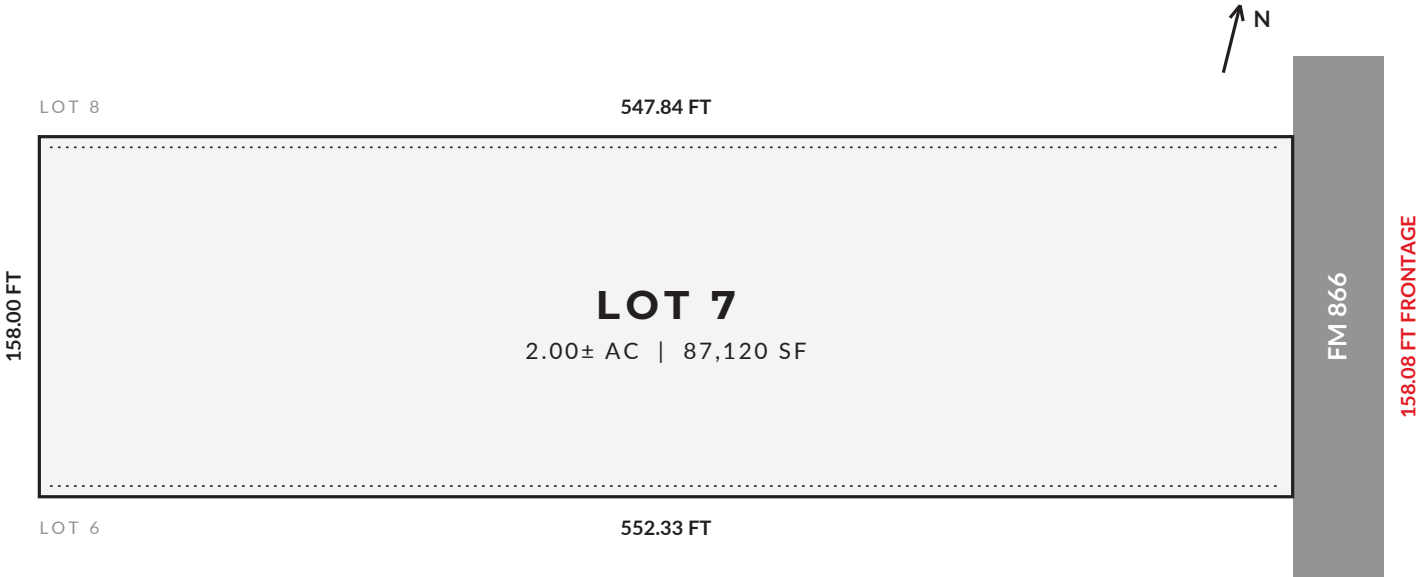
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SITE PLAN

Lot 7, Block 1, 866 Industrial Subdivision | 2.00± AC | 87,120 SF | 158± FT on FM 866



Proportional diagram for illustration only.

SITE SUMMARY

SITE AREA	2.00± AC 87,120 SF
FRONTAGE	158± FT on FM 866
DEPTH	548± FT to 552± FT
YARD	Fully fenced Caliche surface
ACCESS	Gated entry from FM 866
INTERSTATE ACCESS	Interstate 20 at Exit 104 (FM 866)
FLOOD ZONE	FEMA Zone X



View from FM 866

OFFERING MEMORANDUM AVAILABLE

Survey and easement detail, water system terms, flood mapping, pricing, and comparable sales are provided in the Offering Memorandum, available upon execution of a confidentiality agreement. Contact Alonso Hernandez.

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BUYER PROFILE

With building coverage under 4%, the site favors operators who work out of the yard as much as the shop.

1

OILFIELD SERVICE

Trucks, tools, and parts staged for field crews

2

CONSTRUCTION

Equipment, trailers, and materials with shop support

3

FLEET AND TRUCKING

Vehicle staging, light service, and secured parking

4

MATERIAL STORAGE

Pipe, supplies, and components in a fenced yard

5

OWNER-USER SHOP

Office, shop, and room to grow on one site

6

SERVICE CONTRACTORS

Field crews that need office, shop, and yard together

Uses shown are illustrative. Buyer to verify recorded restrictions, permitting, and utility capacity for any intended use.

LOCATION

- West side of FM 866 within 866 Industrial Subdivision, a 26-lot platted subdivision of roughly two-acre tracts intended for commercial and industrial use.
- Access to Interstate 20 at Exit 104 (FM 866).
- Surrounded by shops, laydown yards, and service operations along the FM 866 corridor.

WEST TEXAS MARKET REPORT



ERES RESEARCH | Q2 2026

WEST TEXAS CRE MARKET REPORT

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SCAN TO READ

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