



PRICE: \$1,450,000

2484 S BETTY AVE

Monahans, TX 79756

Wes Gotcher

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Trey Dennis

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Property Description

This well-maintained industrial property features two buildings totaling 16,976 square feet under roof, offering a functional mix of office and warehouse space. The larger building includes professional office space at the front with warehouse space in the rear, while the second structure is dedicated entirely to warehouse use—ideal for equipment storage, operations, or light manufacturing. Well-suited for an oil and gas service company or similar industrial use, the property is located in a highly active industrial area, surrounded by other service-oriented businesses.

Property Highlights

- Prime Industrial Location in Monahans, TX
- (2) OH Doors
- Paved Parking Lot
- Secure Site | Perimeter Fencing
- 1/2 Mile from I-20



Location Description

This property offers an ideal setting for industrial, warehouse, or distribution operations in Monahans, TX. Located just ½ mile from Interstate 20, the site provides outstanding regional access, making it well-suited for logistics and field service companies. Its close proximity to Stockton Avenue—one of Monahans' primary thoroughfares—ensures quick connectivity to local infrastructure and amenities.

Offering Summary

Sale Price:	\$1,450,000
Lot Size:	4.63 Acres
Building Size:	16,976 SF

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MORIAH
BROKERAGE SERVICES, LLC

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