



**Don't wait to buy real estate,  
buy real estate and wait.**



## Highlights

2107 ECR 130, Building #1 in Midland features 2,660 SF of usable space on a 0.70-acre lot and includes a commercial grade caliche yard with perimeter fencing. **Available after June 15, 2025** for a 2+ year lease under a NNN structure.

### Property Details

Lease Rate	\$17.95/SF/YR
Monthly Rent	\$3,975/Mo
Total SqFt	2,660 SqFt
Lot Size	0.70 AC
Monthly CAM	\$385/Mo

# Additional Features



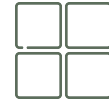
(2) 14 X 14 OH Doors



Well Water / Septic System



Power Supply: 220V 1P



Insulated Shop with 6-inch thick floor for durability



Small Office



2107 E County Rd 130 #1  
Midland, TX 79706  
[www.investtexas.com](http://www.investtexas.com)





2107 E County Rd 130 #2  
Midland, TX 79706  
[www.investtexas.com](http://www.investtexas.com)

  
**Invest Texas**  
REAL ESTATE

# Location Overview: Permian Basin

The Permian Basin spans approximately 250 miles wide and 300 miles long across western Texas and southeastern New Mexico. It's the most prolific oil-producing region in the U.S., contributing nearly half of the nation's crude output. The basin comprises three primary sub-regions: the Midland Basin, Delaware Basin, and Central Basin Platform.



## Industry Trends



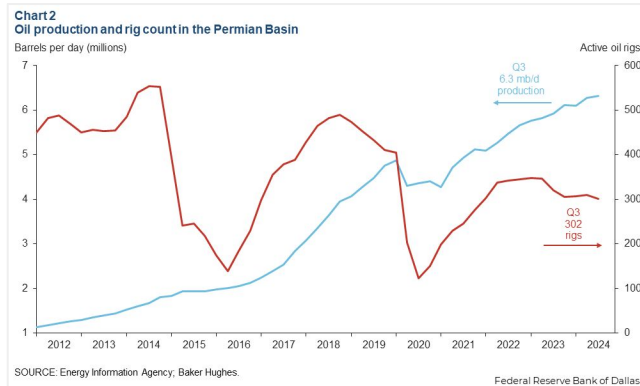
**Production Growth:** As of early 2025, the Permian Basin's oil production has reached approximately **6.2 million barrels per day (bpd)**, marking a 7.5% increase from the previous year (source: [YCharts](#)).



**Rig Count:** The number of active drilling rigs in the basin stands at 291, a slight increase from earlier in the year but still down 4% compared to the same period last year (source: [Midland Reporter-Telegram](#)).



**Investment Activity:** Despite some market volatility, companies like U.S. Energy Development Corporation plan to invest up to \$1 billion in Permian projects throughout 2025, indicating **sustained confidence** in the region's potential (source: [Oil Gas Leads+IPR Newswire+1](#)).



*Oil production and rig count in the Permian Basin, 2012–2024.*

*Blue line = oil output (million barrels per day); Red line = active drilling rigs.*

*Production has hit record highs despite a lower rig count in recent years (source: [dallasfed.org](#))*



## Creating Wealth Through Real Estate

Invest Texas Real Estate, LLC is a premier commercial brokerage dedicated to delivering tailored, client-focused solutions across investment, land, and commercial transactions, leveraging deep market expertise, innovative strategies, and a commitment to accountability, integrity, and long term relationships.

### **Blake Loyd**

---

Co-Owner/Broker

(432) 934-7822

Loyd@InvestTexas.com

### **Lance White**

---

Co-Owner/Broker

(432) 894-2193

White@InvestTexas.com



**Investment**



**Land**



**Commercial**