

An aerial photograph of an industrial construction site. A large, rectangular building is under construction, with its steel framework visible. The building is outlined with a white border. The surrounding area includes various industrial structures, parking lots, and a road. The ground is mostly dirt and gravel, with some sparse vegetation.

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Buy Real Estate and Wait.**

Pre-Leasing New Construction: TBD WCR 72 Midland, TX 79707 | [www.investtexas.com](http://www.investtexas.com)



## Highlights

Construction is underway on this 12,855 SqFt industrial facility off WCR 72 with easy access to Hwy 191 and Hwy 349. Available for lease August 2025, the main features will include: 6 offices, a crane-ready shop, wash bay, covered parking, and (10) oversized doors with 24' eave height.

### Lease Details

Lease Rate	\$19.50/SF/YR
Monthly Rent	\$20,890/Mo
Total Building Size	12,855 SqFt
Lot Size	5.868 Acres
<b>Est. Completion Date</b>	<b>Aug 1, 2025</b>





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Estimated Completion Date: August 2025

# Features



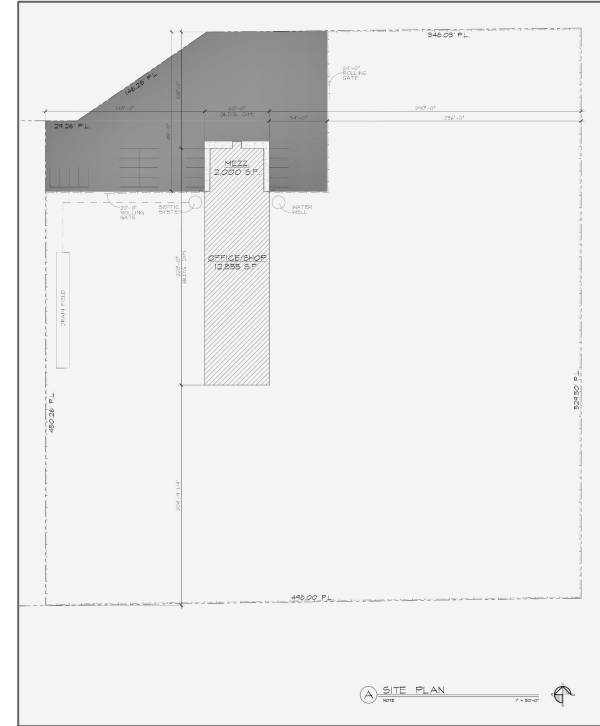
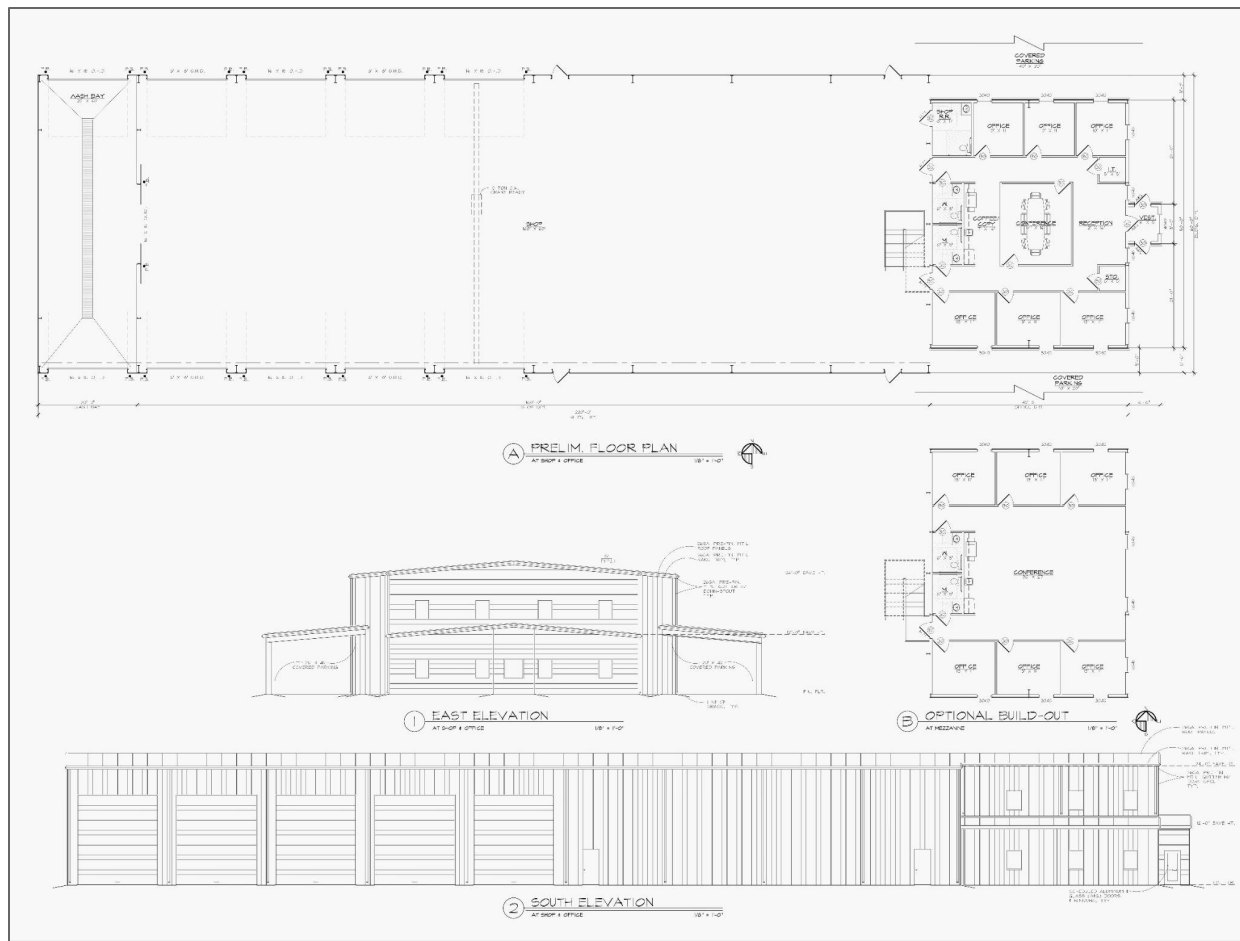
## Building Details

Office	2,055 SqFt
Shop	9,600 SqFt
Wash Bay	1,200 SqFt
Mezzanine	2,000 SqFt
Crane Ready	10-Ton
OH Doors	(10) 16' X 18'
Eave Height	24'

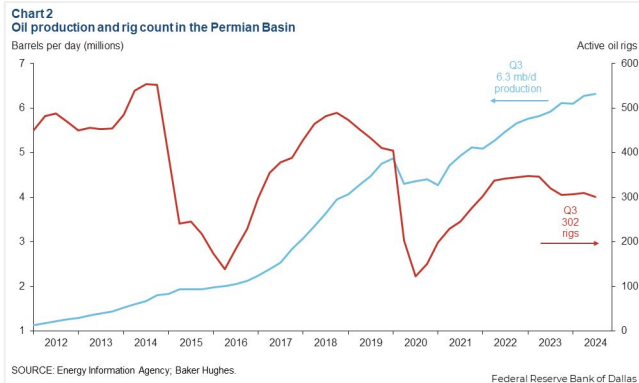
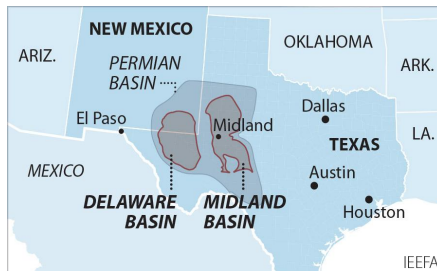




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The Permian Basin spans approximately 250 miles wide and 300 miles long across western Texas and southeastern New Mexico. It's the most prolific oil-producing region in the U.S., contributing nearly half of the nation's crude output. The basin comprises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



*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](https://dallasfed.org))*

# Location Overview: Permian Basin

## 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](https://ycharts.com)).



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](https://midlandreporter-telegram.com))



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](https://oilgasleads.com))





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