





Highlights

A newly built $\pm 1,500\text{--}3,000$ SF industrial flex space located within the Santa Rita Business Park in Midland, TX. This property offers modern shop and office space with 14' \times 16' overhead doors and flexible layout options, ideal for small industrial users seeking a high-quality base in a growing light industrial corridor. NNN lease.

Property Details

Rent/SF/YR	\$17.00
Building SF Options	1,500–3,000 SqFt

Location Highlight

Positioned just off South County Road 135 in Midland's light industrial zone, this property sits within the Santa Rita Business Park—an area known for clean infrastructure and proximity to major service routes.

- Easy access to Interstate 20 and Highway 349 for regional connectivity
- Near major oilfield and industrial service companies
- Approximately 15 minutes from Midland International Air & Space Port

Property Details

1-4 Offices

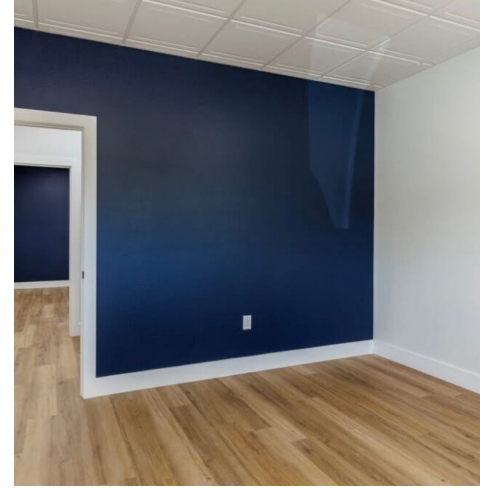
Conference

Bathroom

Reception





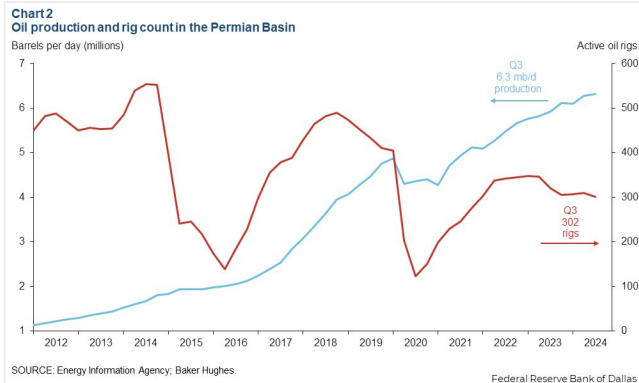
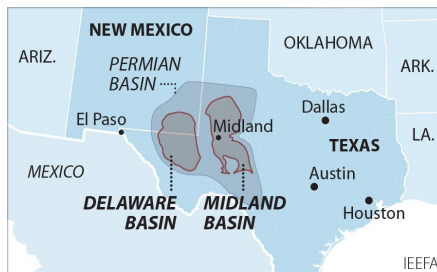


Sample Images of interior build outs.





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)

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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