

**BLDG 1301**  
**Reese Technology Center**  
**Lubbock, Texas 79416**

**Premises:**

1,785 SF

**Rental Rate:** \$6/SF/MG

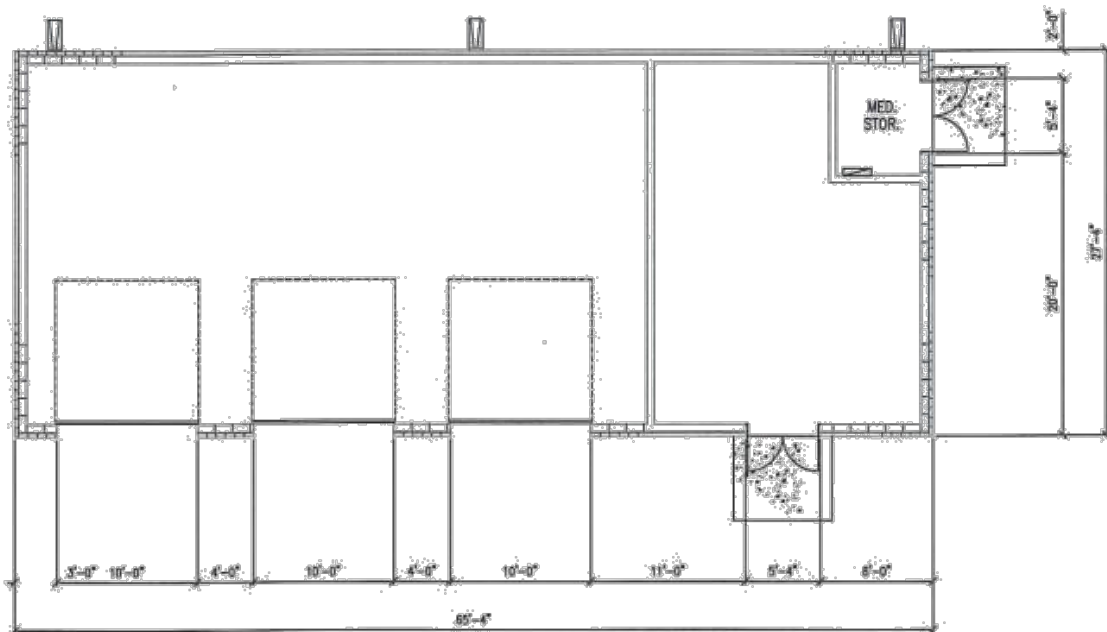
**Availability:** Now

**Features:**

- Former Ambulance Garage
- 3 OH Doors (10' wide each)
- Located Behind Hospital
- Small Storage Closet
- Separate Area – Could be used for Office



**BUILDING #1301**  
**APPROXIMATELY 1,785 sq ft**



## Property Amenities

<b>BUILDING:</b>	1301
<b>ADDRESS:</b>	305 Hoover Drive Lubbock, TX 79416
<b>LEASE RATE:</b>	\$6 PSF per Year "AS IS"
<b>LEASE TYPE:</b>	Modified Gross
<b>SECURITY DEPOSIT:</b>	Equal to First Month's Rent
<b>BUILDING TYPE:</b>	Shop / Garage
<b>ZONING:</b>	Commercial
<b>PARKING SPACES:</b>	Ample
<b>SQUARE FOOTAGE:</b>	1,785 SF
<b>YEAR BUILT:</b>	1978
<b>DIMENSIONS:</b>	65 x 27
<b>CONSTRUCTION TYPE:</b>	PCC Slab / Concrete
<b>ROOF TYPE:</b>	Metal Deck
<b>EXTERIOR TYPE:</b>	CMU Brick
<b>FIBER:</b>	Wireless Connection/ Fiber Nearby
<b>ELECTRIC:</b>	South Plains Electric Cooperative
<b>POWER CAPACITY:</b>	208 Volt 3 Phase
<b>GAS:</b>	Atmos Energy
<b>WATER:</b>	City of Lubbock
<b>WATER LINE:</b>	2" Line
<b>SEWER:</b>	City of Lubbock
<b>SEWER LINE:</b>	4" Line
<b>NEAREST INTERSTATE:</b>	Interstate 27
<b>DISTANCE:</b>	10 Miles
<b>NEAREST HIGHWAY:</b>	State Highway 114
<b>DISTANCE:</b>	1 Mile - Direct entrance to airfield
<b>NEAREST RAIL:</b>	Permian Basin Railway
<b>DISTANCE:</b>	1 Mile



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