

Self Storage Investment Opportunity



Hillside Self Storage



9375 Hillside Rd.
Amarillo, TX 79119

LISTING PRICE: Call for Offers Due: January 30, 2026

INVESTMENT HIGHLIGHTS

- Class A climate and non-climate controlled storage
- Stabilized property opened in December 2022
- ~44,000 people within 3-mile radius and Medium Household Income of \$119,000
- 78,325 Rentable Square Feet:
 - 25,825 RSF CC
 - 52,500 RSF Non-CC

PROPERTY DETAILS

Rentable SF:	78,325
# of Units:	474
Acres:	4.03
Physical Occ.:	88% (as of 12/25)

Presented by:

TYLER TRAHANT & CHAD SNYDER

Dominus Commercial

817-901-7600

ttrahant@dominuscommercial.com

csnyder@dominuscommercial.com



