

CORPORATE PERMIAN HQ FOR HYDRILL



The Client

HMH Holdings B.V. is a global provider of advanced drilling equipment and systems, serving both offshore and onshore energy markets. Formed in 2021, HMH has grown rapidly through strategic acquisitions, including the July 2024 purchase of Calgary-based Drillform Technical Services Ltd. This acquisition strengthened HMH's onshore automation capabilities and expanded its offerings in safety-enhancing drilling technology. They will be operating as Hydrill in the Permian Basin.

The Challenge

Hydrill was seeking a highly specialized industrial facility in the Permian Basin, but faced multiple roadblocks for NRG Realty Group's Brian Steffenilla to overcome. Steffenilla searched the market for suitable buildings. The first three properties identified were either leased or sold before an offer could be submitted. The requirement for a 20-ton crane proved to be a sticking point, as most property owners were unwilling or unable to accommodate such specifications. Additionally, Hydrill's global, corporate structure meant that internal approvals moved at a slower pace—further complicating the search and negotiations. The process extended over eight months, testing the limits of patience and persistence.

The Solution

Steffenilla remained proactive throughout the search, consistently monitoring the market and networking with local agents to uncover viable options. *Continued on next page >>*



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The Solution Continued

Recognizing the need for urgency, he advised Hydrill's local representative to act decisively when a new property surfaced that met their requirements. The facility at 5261 W Murphy in Odessa offered a rare combination: a brand-new construction with built-in crane capacity, on-site apartments, and high-end industrial features. A swift and strategic offer secured the property before it could be claimed by competing users.

The Property

5261 W Murphy St offers 20,000 SF of premium built warehouse and office space. The 12,000 SF warehouse features (2) 10-ton cranes spanning the width of the shop allowing heavy equipment to be lifted from trucks in the drive-through bays. The building extends with a 2,000 SF drive-through wash-bay. In addition to the industrial specs, this property offers ample 2-story office space and upstairs apartments. The property also includes 3-phase power, compressed airlines, and sprinkler system. Hydrill will be set up for success in this brand-new facility for years to come.



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