



Airline Highway

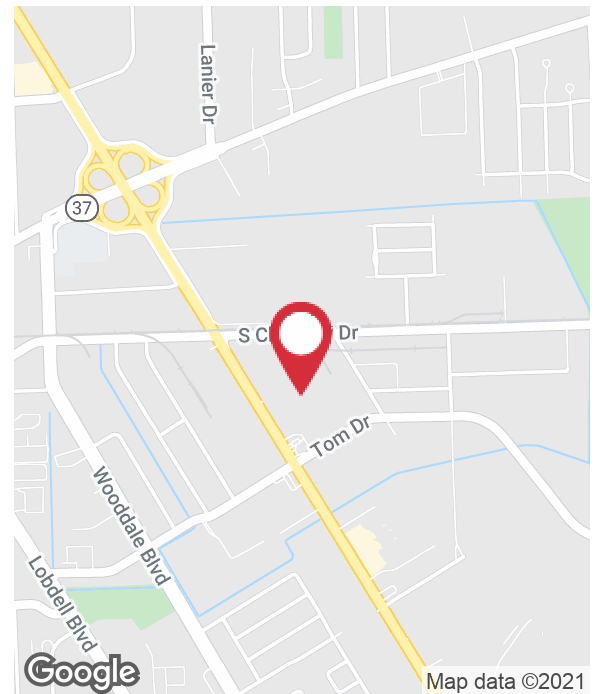
Baton Rouge, Louisiana 70815

Property Highlights

- Build to Suit Industrial
- Up to 100,000 SF
- Located on Airline Highway w/ access to Tom Drive
- Five Minutes Away from New Amazon Distribution Center

Lease Rate

\$5.50 - \$7.50 SF/yr (NNN)



For more information

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CALL OR EMAIL FOR MORE INFORMATION

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September 24, 2021



AVAILABLE SF: +/- 100,000 SF

LEASE RATE: \$5.50 - 7.50 SF/yr (NNN)

LOT SIZE: 4.6 Acres

APN #: 508519; 508470

ZONING: C-2

MARKET: Baton Rouge MSA

SUB MARKET: North Baton Rouge

CROSS STREETS: Airline Highway



DEMOGRAPHICS

STATS	POPULATION	AVG. HH INCOME
1 MILE	8,158	\$43,751
3 MILES	75,144	\$52,059
5 MILES	200,794	\$57,264

* Figures shown represent estimates

Assessor Map



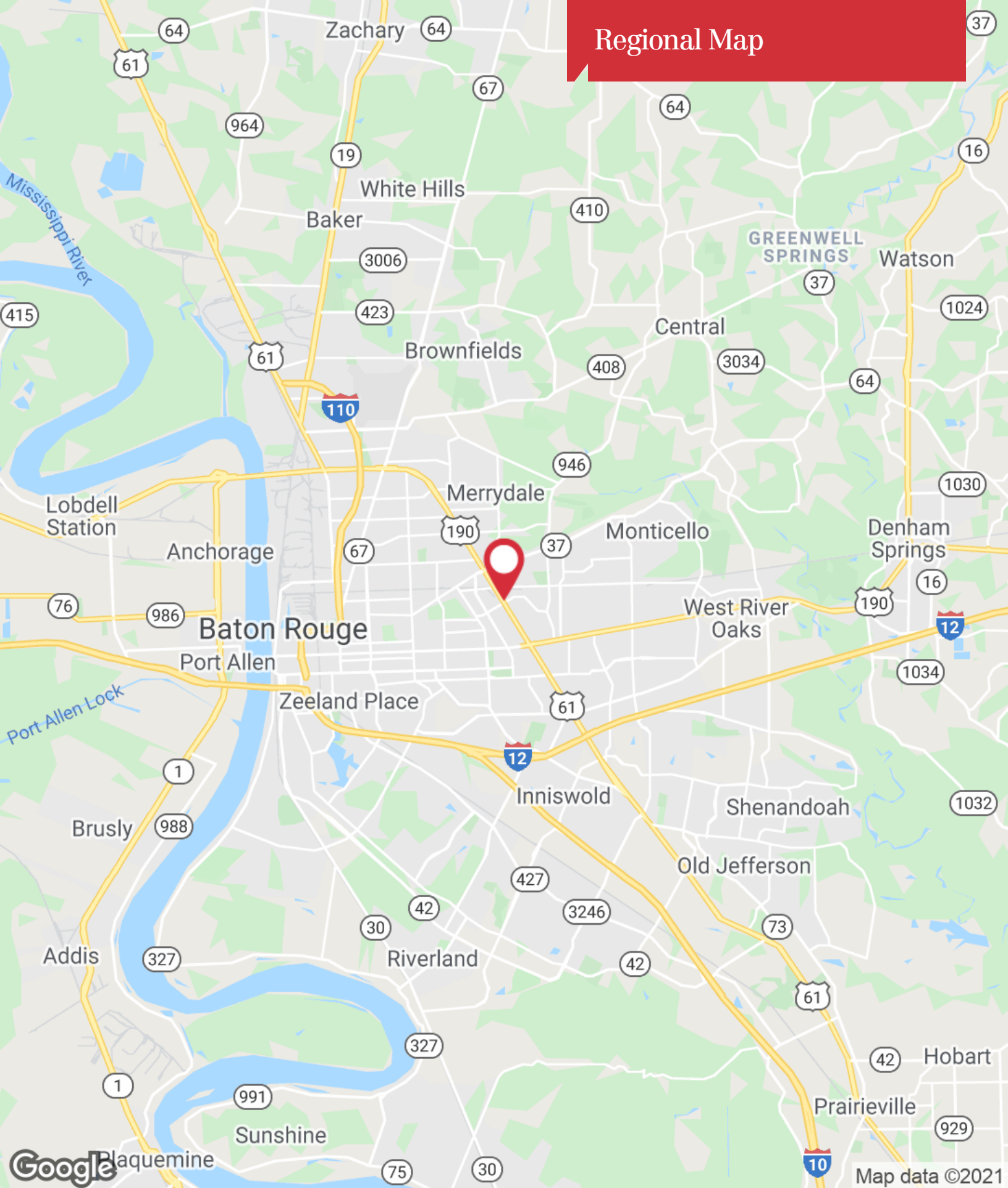
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Zoning Map



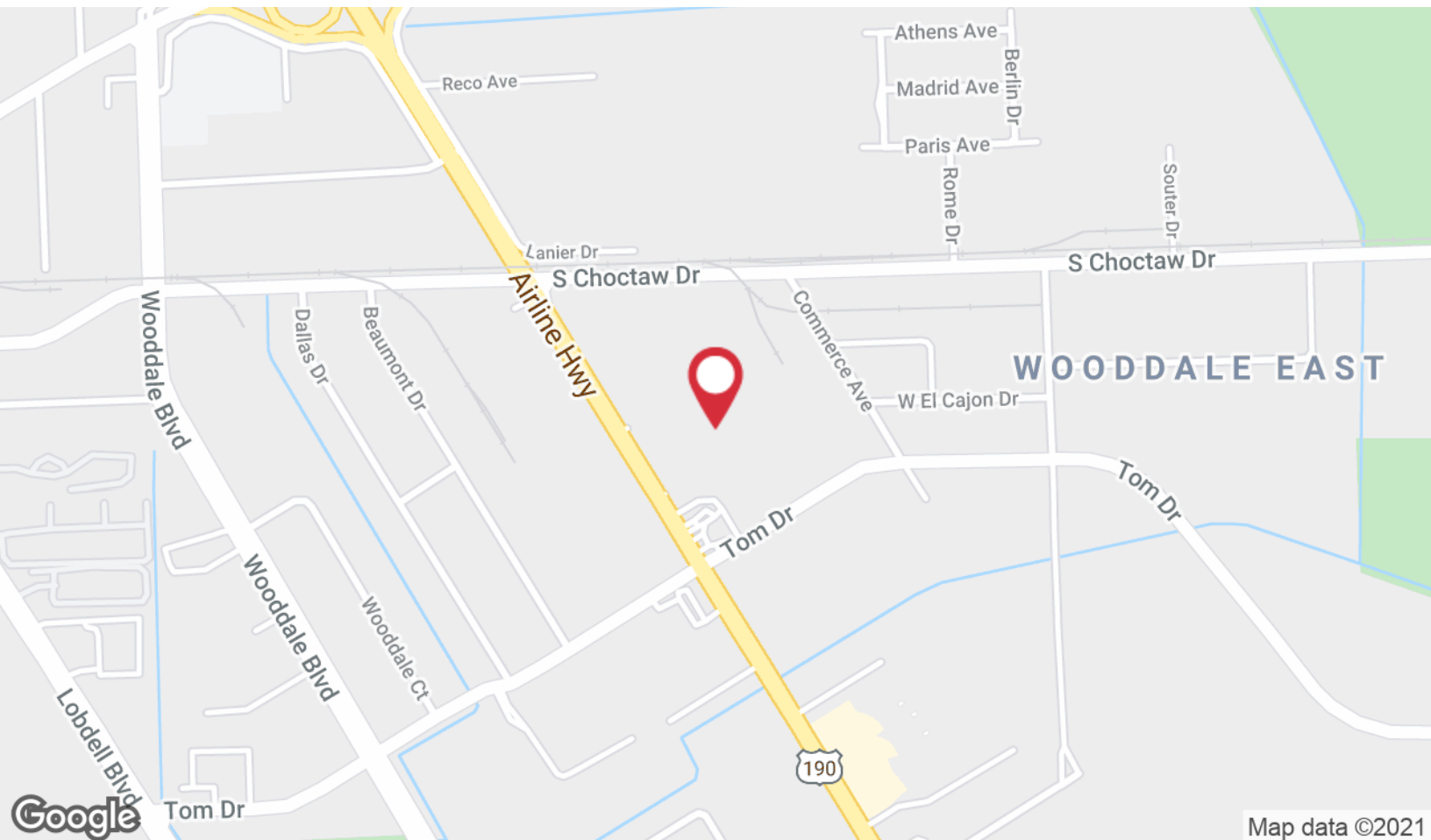
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Regional Map



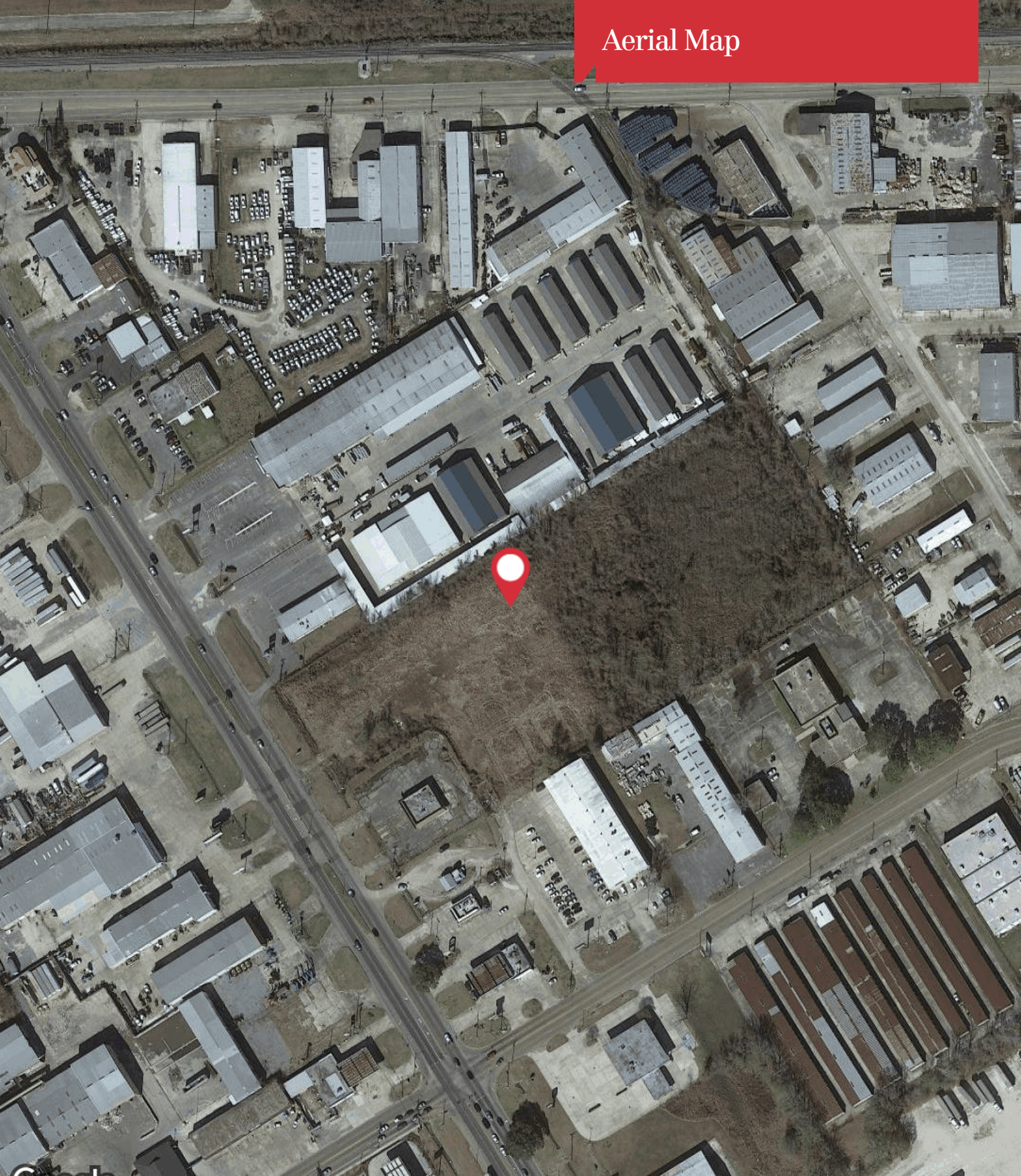
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Location Maps



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Aerial Map



Google

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