

9427 Brookline Ave

OFFICE BUILDING FOR LEASE

9427 Brookline Ave, Baton Rouge, LA

Ashlyn Plaisance | 225.717.2790 | ashlynp@beaibox.com



PROPERTY SUMMARY



Property Description

Great efficient office space available for lease just off of Drusilla Lane. Located in close proximity to I-12, Airline Hwy, Old Hammond Hwy, and Jefferson Hwy. Each suite is 825 SF which offers 2 office spaces, storage room, Kitchenette, Restroom, and Reception area.

Landlord covers building insurance, property taxes, garbage, water & sewer.

Offering Summary

Lease Rate:	\$1,000.00/Month (MG)
Available SF:	825 SF
Building Size:	3,300 SF

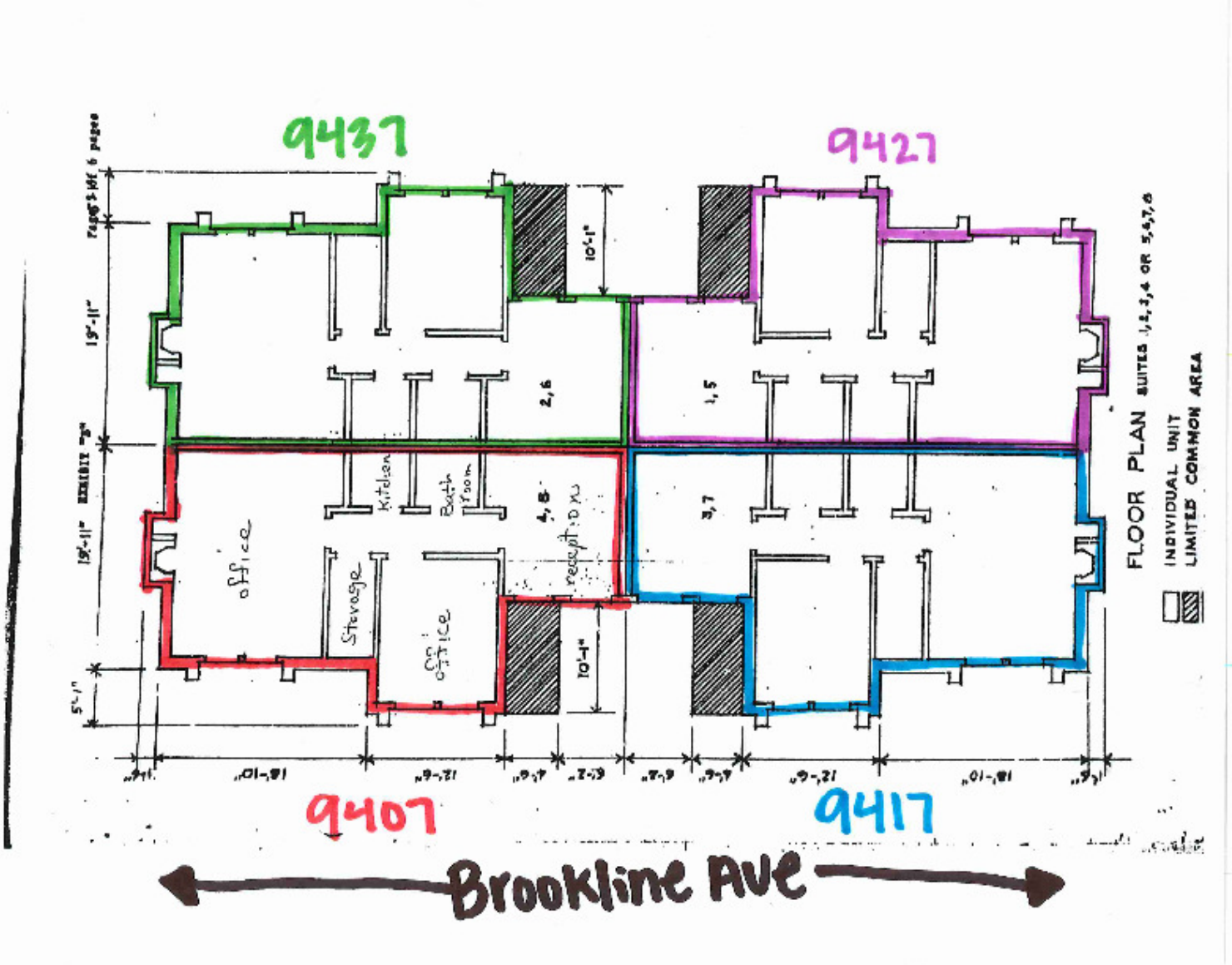
Demographics	1 Mile	3 Miles	5 Miles
Total Households	3,028	36,701	95,813
Total Population	6,841	78,275	206,286
Average HH Income	\$90,385	\$72,724	\$76,505

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FLOOR PLANS



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LOCATION MAP



Google

Map data ©2023

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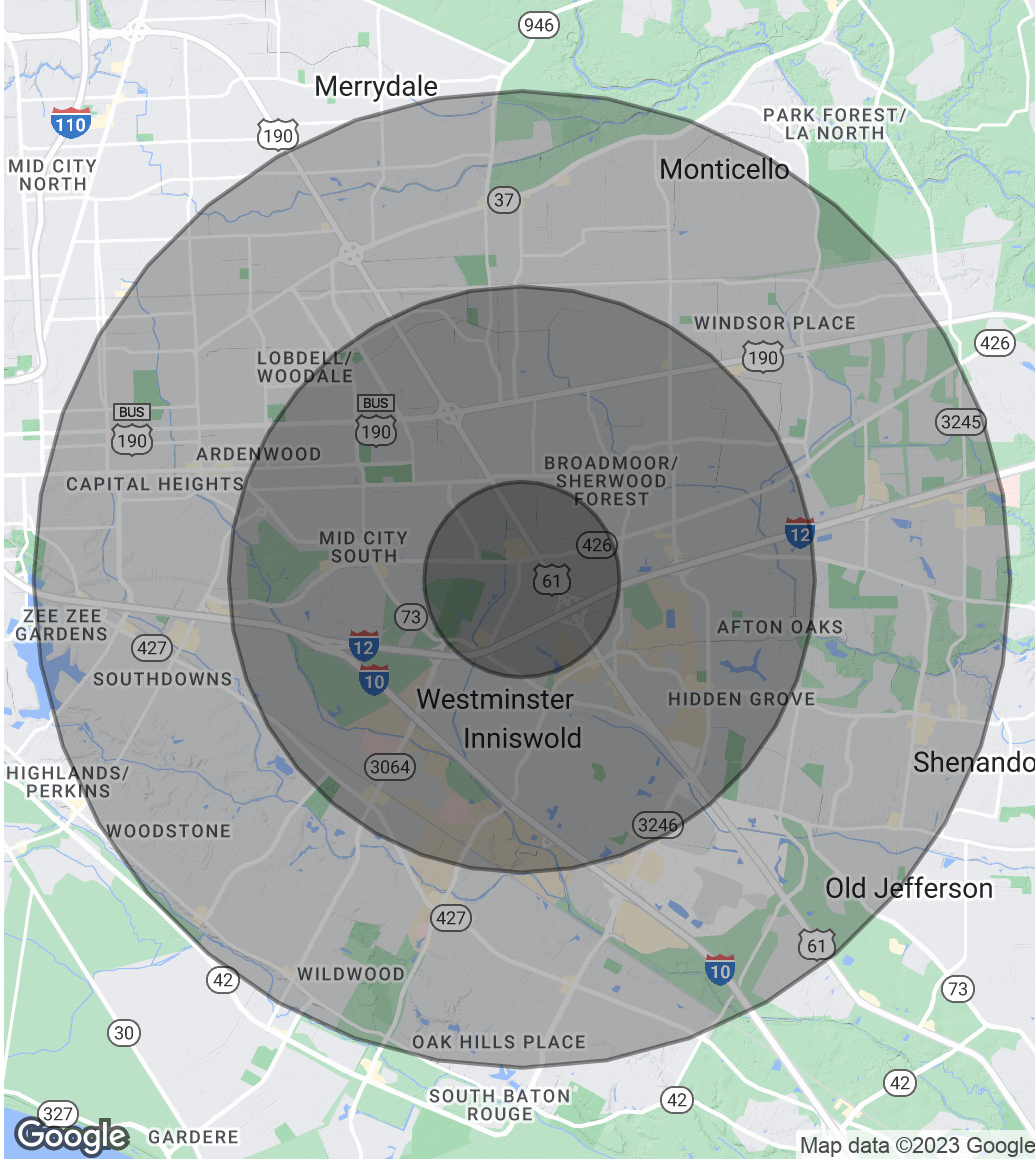
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DEMOGRAPHICS MAP & REPORT

Population	1 Mile	3 Miles	5 Miles
Total Population	6,841	78,275	206,286
Average Age	38.4	38.6	38.1
Average Age (Male)	34.4	35.5	36.6
Average Age (Female)	42.6	40.9	39.4

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	3,028	36,701	95,813
# Of Persons Per HH	2.3	2.1	2.2
Average HH Income	\$90,385	\$72,724	\$76,505
Average House Value	\$214,307	\$190,244	\$210,192

** Demographic data derived from 2020 ACS - US Census*



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