



AVAILABLE



FOR SALE



Office Warehouse With Fenced Yard Area

- LOCATION:** 3012 Engineers Road, Plaquemines Parish, LA
- DESCRIPTION:** Approx. 10,000 s/f building: includes:
4,000 s/f Office (Two story office area)
Remainder is shop/warehouse
Fenced yard with access from Concord Road at rear.
20' eave height
6 overhead doors
- LOT SIZE:** 100' Front on Engineers Road, 45' front on Concord Road
24,766 s/f area as per a previous survey (attached)
- OFFERED AT:** \$495,000.00

**JACK STUMPF
& ASSOCIATES, INC.**
COMMERCIAL REAL ESTATE SERVICES

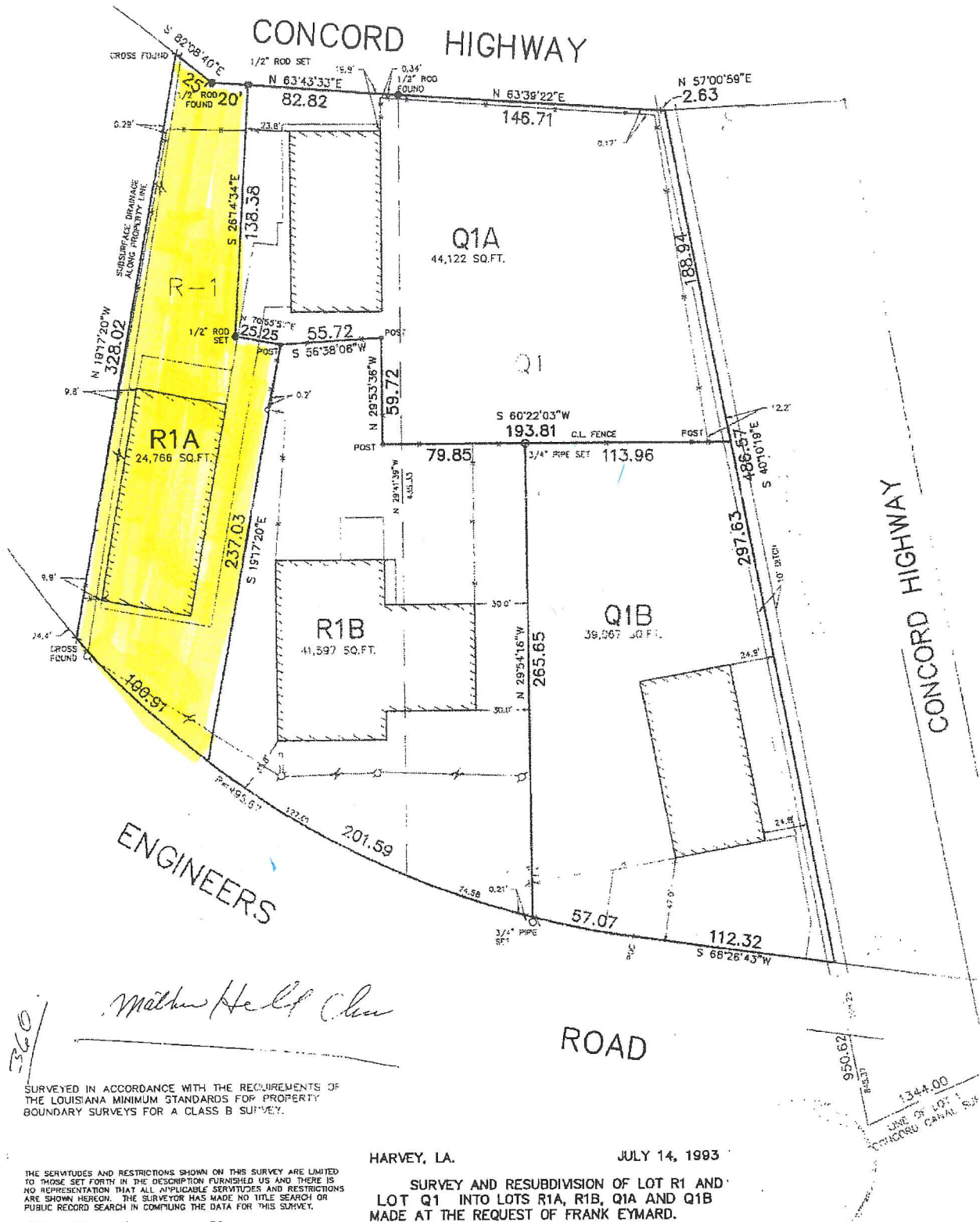
1700 Central Boulevard
Harvey, Louisiana 70058
(504) 366-6800
www.jackstumpf.com

Contact: **Joseph Maerke, CCIM**
or
Jon Cerruti
504-366-6800

Licensed In LA

The information presented herein has been furnished by the owner or obtained from sources we deem reliable. No warranties or representations, either expressed or implied are made as to the accuracy of the data provided, and same is subject to error, omission, change of price, and/or conditions of availability without notice.

CONCORD CANAL SUBDIVISION
SECTION 94, T14S, R24E
PLAQUEMINES PARISH, LOUISIANA



360
 SURVEYED IN ACCORDANCE WITH THE REQUIREMENTS OF THE LOUISIANA MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS FOR A CLASS B SURVEY.

THE SERVITUDES AND RESTRICTIONS SHOWN ON THIS SURVEY ARE LIMITED TO THOSE SET FORTH IN THE DESCRIPTION FURNISHED US AND THERE IS NO REPRESENTATION THAT ALL APPLICABLE SERVITUDES AND RESTRICTIONS ARE SHOWN HEREON. THE SURVEYOR HAS MADE NO TITLE SEARCH OR PUBLIC RECORD SEARCH IN COMPILING THE DATA FOR THIS SURVEY.

HARVEY, LA.

JULY 14, 1993

SURVEY AND RESUBDIVISION OF LOT R1 AND LOT Q1 INTO LOTS R1A, R1B, Q1A AND Q1B MADE AT THE REQUEST OF FRANK EYMARD.