

Industrial Building

For Sale



Well Built & Maintained



Location: 940 Engineers Road
Belle Chasse, LA

Sales Price: ~~\$850,000.00~~ **REDUCED: ~~\$775,000.00~~**
REDUCED: \$675,000.00

Building:

Footprint.....	100' x 80'
Office Space:	
1 st Floor	2,400 Sq. Ft.
2 nd Floor.....	2,400 Sq. Ft.
	(mostly open area)
Warehouse.....	5,600 Sq. Ft.
	(2 overhead doors)
Covered Space	2,800 Sq. Ft.

Lot Size:

- 225' x 250'
- Zoned Industrial
- Highland Park Subdivision has its own sewer plant
- Subdivision has restrictions
- Annual Subdivision dues are \$1,300

Occupancy: Immediate

To Show: By appointment only

Licensed in Louisiana

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**JACK STUMPF
& ASSOCIATES, INC.**
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