



LARGE WAREHOUSE & YARD FOR LEASE

5042 BLOOMFIELD STREET | JEFFERSON PARISH, LA



BUILDING AREA

98,750 sq. ft. concrete tilt-up warehouse facility including 3,000 sq. ft. of 2-storied main office and a 968 sq. ft. +/- separate office/locker room/warehouse restrooms area. Building is sprinklered and has clear heights of 17.5 to 22 feet.

SITE

Approximately 213,000 sq. ft. partially paved and partially limed-stoned (outlined in blue on survey). All outside storage area is hard-packed from years of product storage and truck traffic. Additional 2.5 acres of hard packed fenced yard also available (outlined in red on attached survey).

LOADING

Grade level via 5 large overhead door and dock loading via 2 truck loading docks

ZONING

M-2, Industrial District

AVAILABLE

July 1, 2021

RENTAL RATE

\$3.25 sq. ft., net (Net expenses approx. \$.68/sq. ft. +/- per year)

COMMENTS

50,000 sq. ft. post Katrina: building has never flooded; heavy floor load capacity; Additional 2.5 acres of fenced yard would provide ingress/egress from Pontchartrain Road.

Max J. Derbes, Inc.
REALTORS ■

CONTACT
DAVID QUINN, SIOR

OFFICE 504.733.5981
david@maxderbes.com

Max J. Derbes, Inc.
5440 Mounes Street, Ste 100
New Orleans, LA 70123

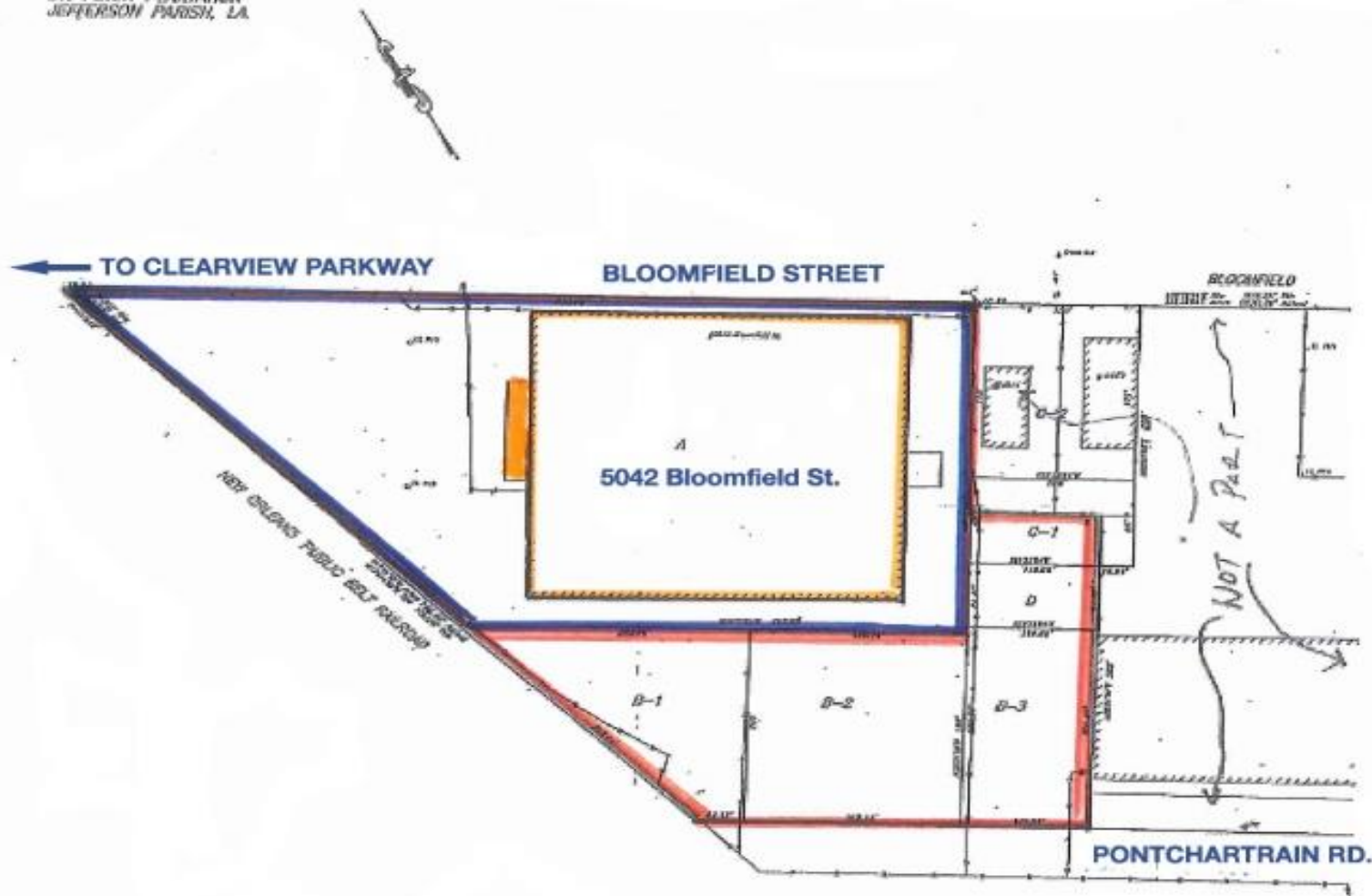




LARGE WAREHOUSE & YARD FOR LEASE

5042 BLOOMFIELD STREET | JEFFERSON PARISH, LA

ST. PETER PLANTATION
JEFFERSON PARISH, LA.



Max J. Derbes, Inc.
REALTORS ■

CONTACT
DAVID QUINN, SIOR

OFFICE 504.733.5981
david@maxderbes.com

Max J. Derbes, Inc.
5440 Mounes Street, Ste 100
New Orleans, LA 70123

