1126 Jackson Avenue, Pascagoula, MS 36567

PASCAGOULA PROFESSIONAL BLDG.
TWO SPACES REMAINING!

TIM CARLSON • PRINCIPAL
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PROPERTY DESCRIPTION

Southeast Commercial is pleased to offer two available spaces in the Pascagoula Professional Building, located at 1126 Jackson Avenue, FOR LEASE. This three-story professional office building offers approximately 30,067 SF and is strategically positioned in the heart of Pascagoula's I-10 Industrial Corridor. Both available units are located on the first floor of the building; one unit offers drive-thru availability.

Extensively renovated in 2019, the property underwent a comprehensive modernization designed to meet the needs of today's businesses. Improvements included landscaping, pylon signage, mechanical systems, HVAC, electrical, exterior windows, façade improvements, and interior painting.

The property offers restricted-access entry, substantial concrete construction, and ample parking, providing both security and convenience for tenants and visitors. Its location in downtown Pascagoula places it just minutes from Chevron's Pascagoula Refinery and Ingalls Shipbuilding, as well as nearby restaurants, shops, and professional services.

Located within one of Mississippi's fastest-growing industrial areas, the property provides an excellent opportunity for businesses seeking a professional office environment in a well-established and strategically located market.

Please contact the listing agent for additional information or to schedule a tour.

PROPERTY HIGHLIGHTS

- Drive-Thru Availability
- Extensively Renovated in 2019
- Located in Downtown Pascagoula
- Prime I-10 Industrial Corridor Location
- Minutes from Chevron & Ingalls Shipbuilding
- Modernized HVAC, Electrical & Mechanical Systems
- Secure Restricted-Access Entry

OFFERING SUMMARY

Lease Rate:	$22.00 SF/YR (Gross)
Suite 100:	2,132 SF (Drive-Thru)
Suite 101:	770 SF
Total Building Size:	30,067 SF

OFFICE BUILDING UNITS FOR LEASE

PROPERTY SUMMARY

SOUTHEAST COMMERCIAL REAL ESTATE

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OFFICE BUILDING UNITS FOR LEASE

ADDITIONAL PHOTOS

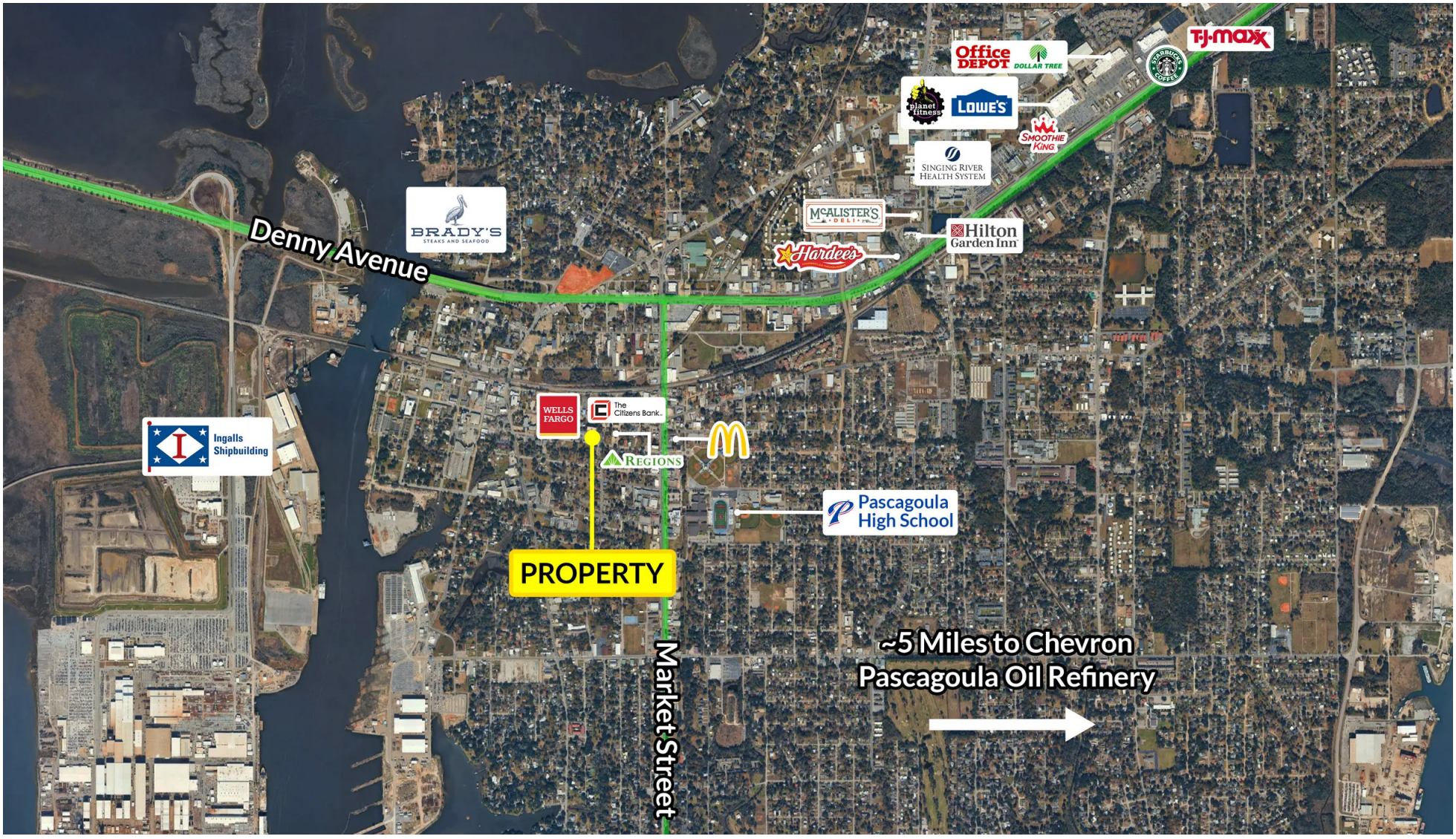
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OFFICE BUILDING UNITS FOR LEASE

AERIAL

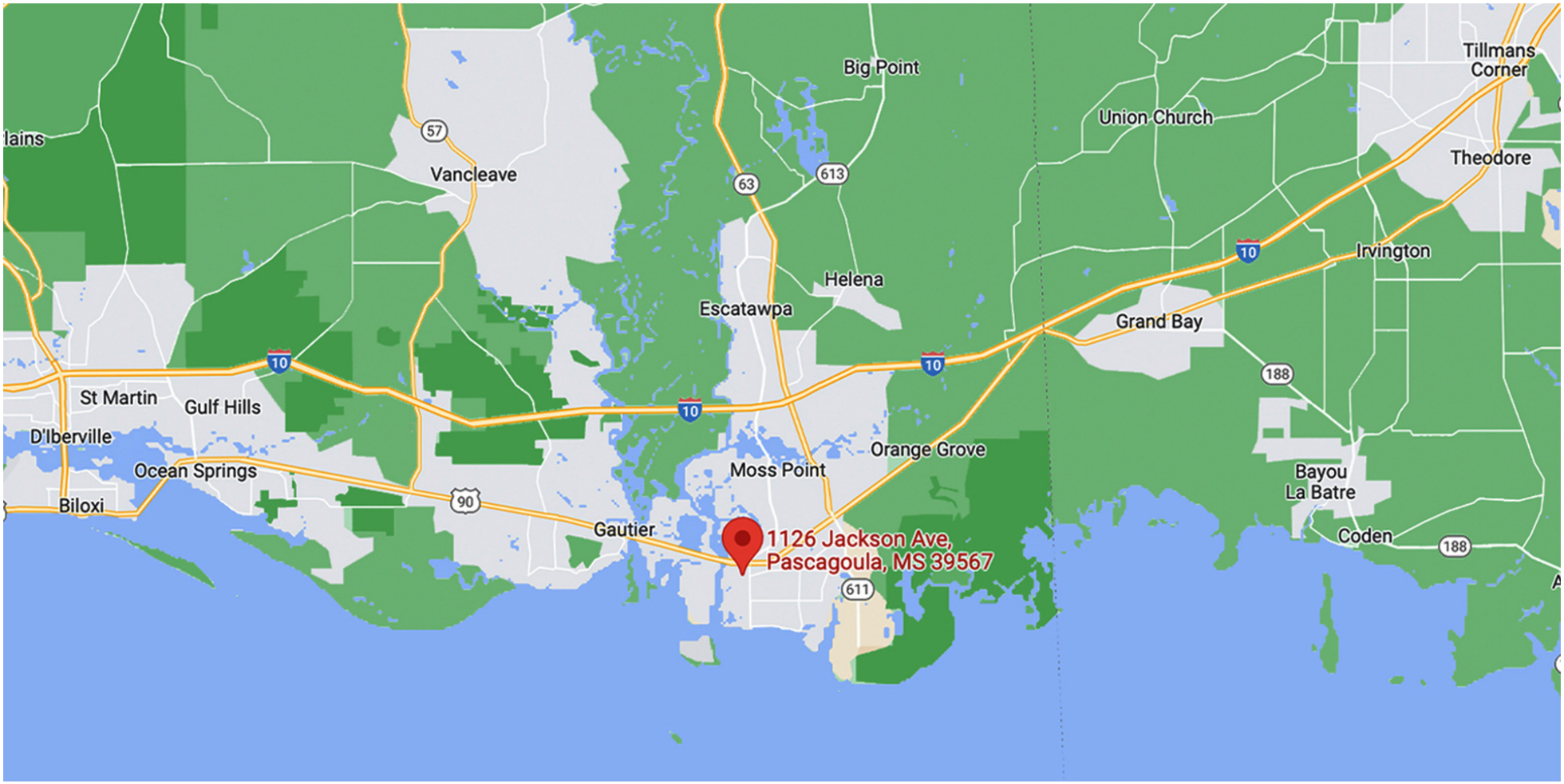
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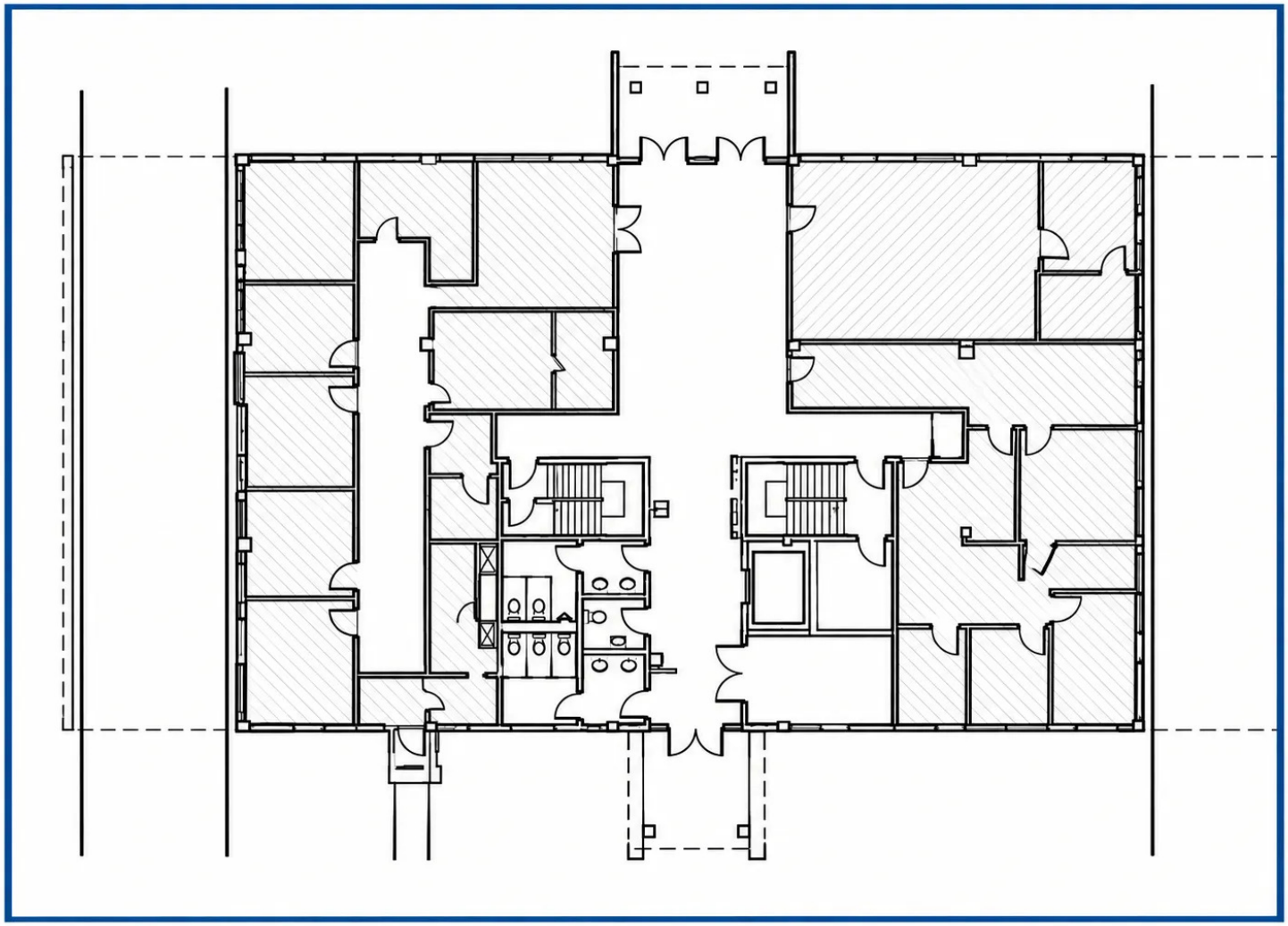
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OFFICE BUILDING UNITS FOR LEASE

FIRST FLOOR SITE PLAN

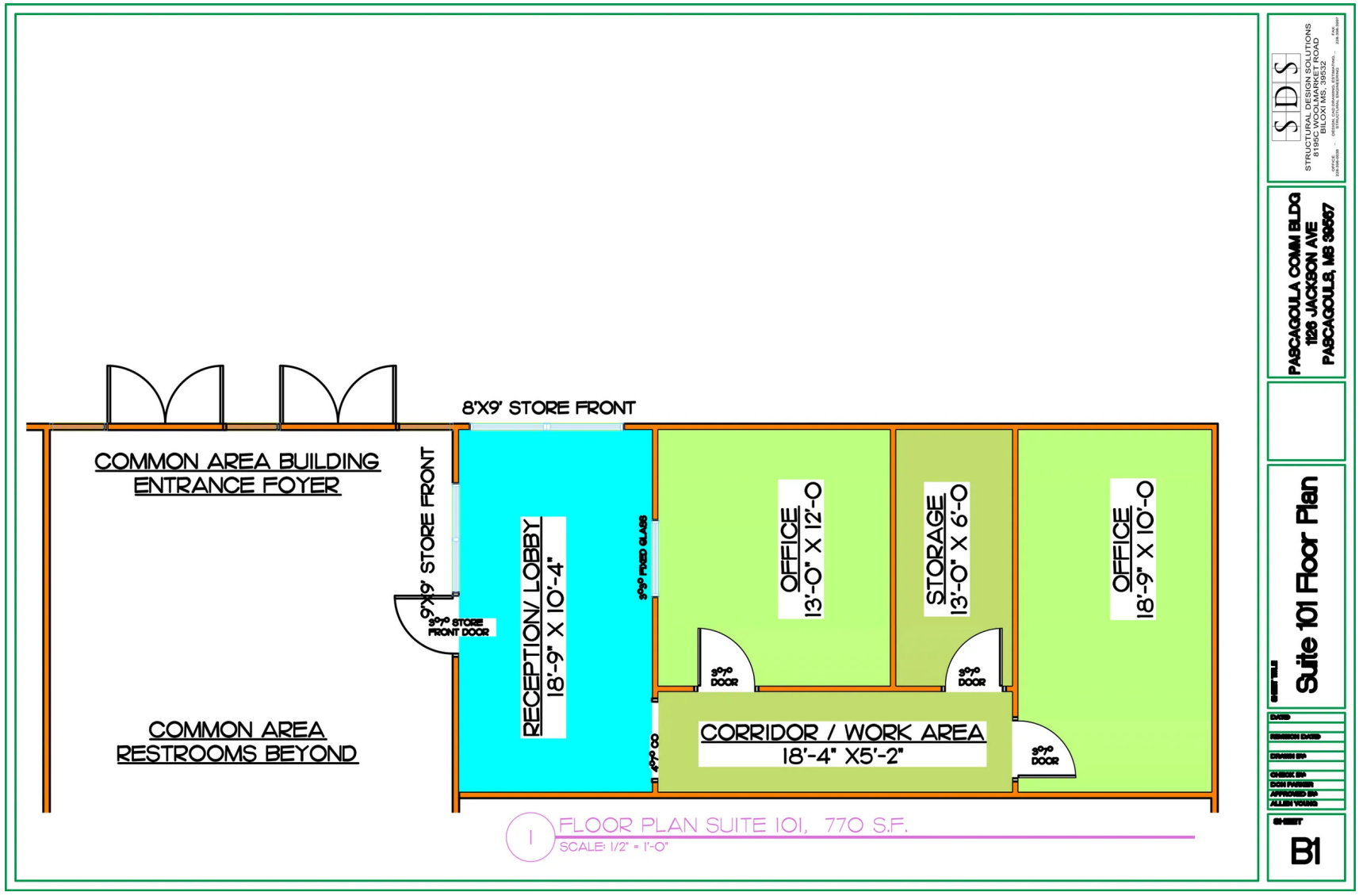
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SUITE 101

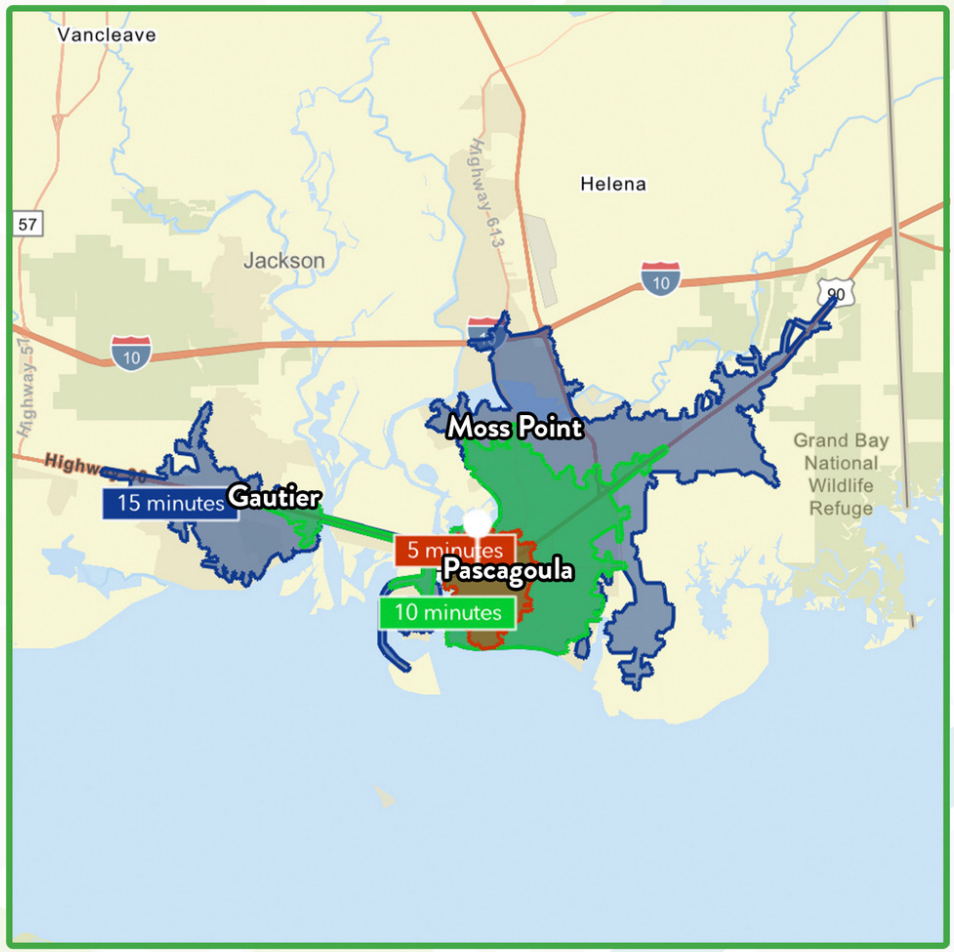
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$75,446
Average Household Income within 15 minutes of site.

40.8
Median Age
Within 15 minutes of site.

19,748
Number of housing units within 15 minutes of site.

2026 Demographics	5 Minutes	10 Minutes	15 Minutes
Population	7,511	25,583	38,730
Average HH Income	$84,334	$75,929	$75,446

2031 Projections	5 Minutes	10 Minutes	15 Minutes
Population	7,542	25,664	38,753
Average HH Income	$94,672	$84,974	$84,495

Travel Time to Site

- 5 Minutes
- 10 Minutes
- 15 Minutes

OFFICE BUILDING UNITS FOR LEASE

AREA DEMOGRAPHICS

SOUTHEAST COMMERCIAL REAL ESTATE