NAI Latter&Blum

INDUSTRIAL PROPERTY FOR SALE

Baton Rouge Industrial Complex

5620/5666 Airline Hwy; 5959 McClelland Drive, Baton Rouge, LA

Presented By:

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PROPERTY DESCRIPTION

5620 Airline Highway presents the opportunity to own or lease a substantial industrial property located in Baton Rouge, Louisiana. This expansive compound consists of three buildings, totaling 38,866 square feet, situated on a 2.26 acre site. The complex includes a dedicated office and administration building (4,801 SF) offering a comfortable space for team coordination and client meetings. Additionally, the property features 7 grade doors and 3 dock-high doors, catering to a variety of industrial operations and logistics needs. Situated along a major artery in Baton Rouge's industrial district, the property benefits from easy access to the city's transportation network, making it an ideal location for businesses prioritizing efficient logistics and connectivity.

PROPERTY HIGHLIGHTS

- Three Building Industrial Complex Available
- ±38,866 SF of Total Improvements
- Total Site Area of ±2.26 Acres
- 7 Grade Doors & 3 Dock High Doors

OFFERING SUMMARY

Sale Price:	$1,500,000
Number of Units:	5
Lot Size:	2.26 Acres
Building Size:	38,866 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,521	25,416	59,367
Total Population	13,413	63,383	134,758
Average HH Income	$32,318	$36,575	$47,633

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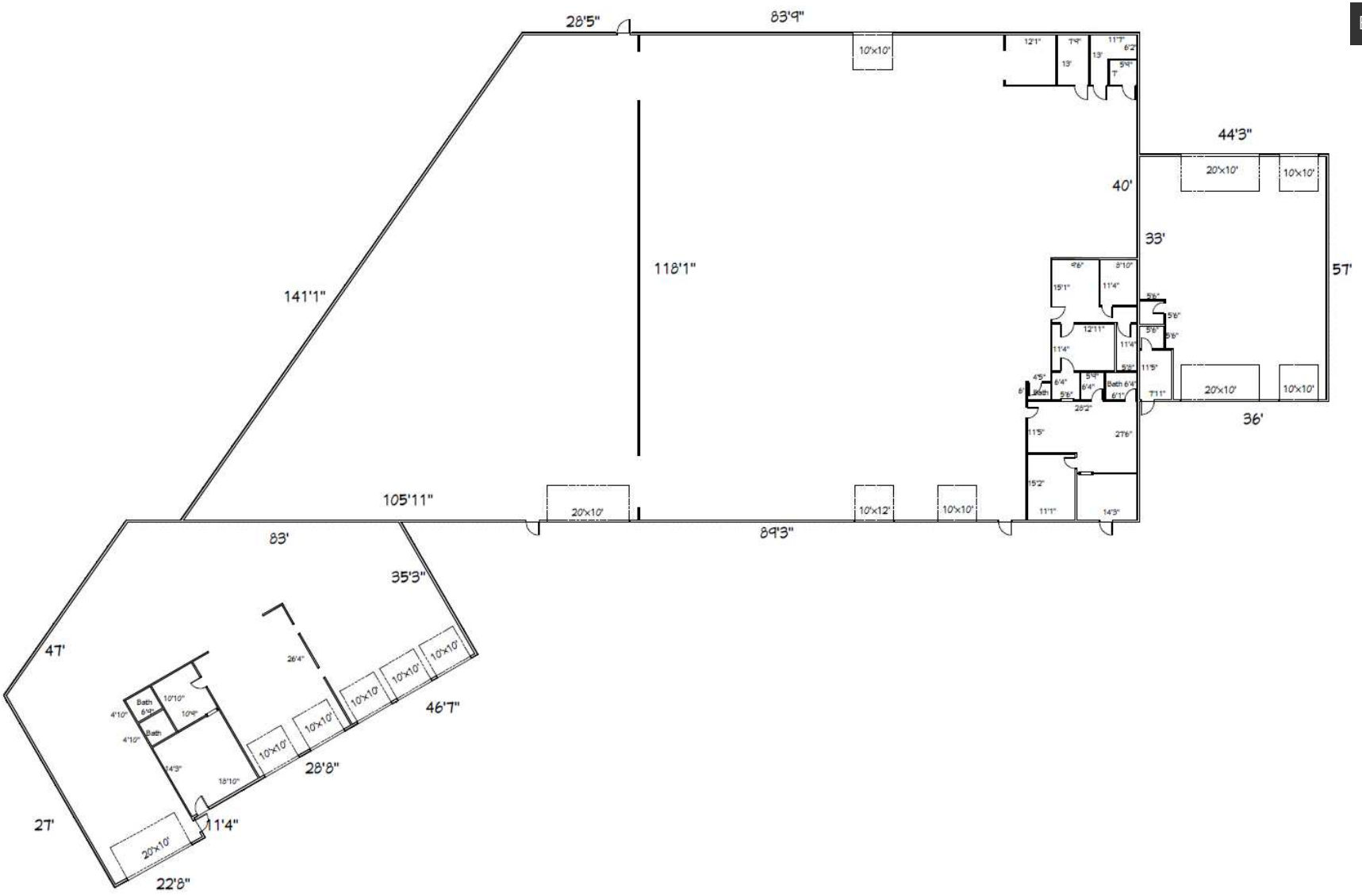
Building 1



Measurements are approximate, for illustration purposes only

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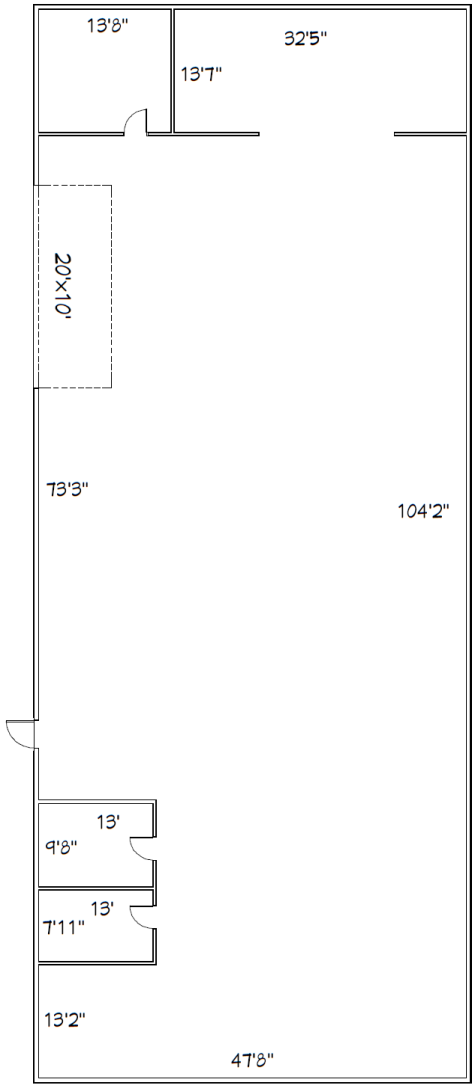
Building 2



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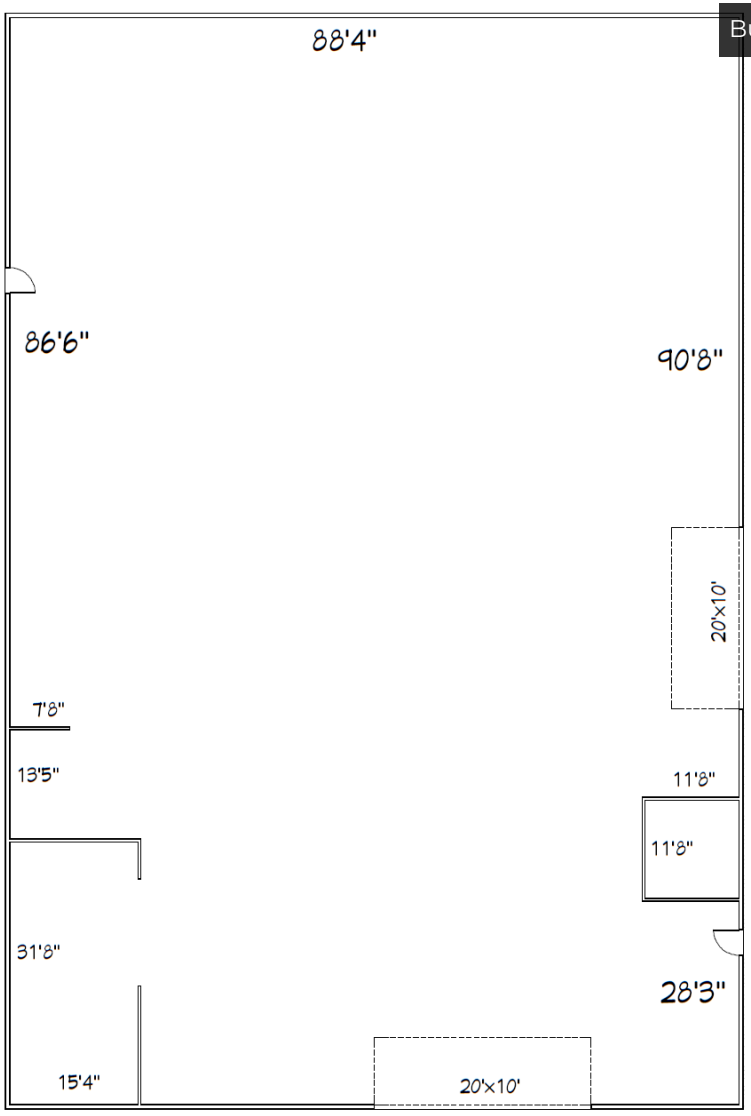
Building 3



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For More Information:

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