

10900 Old Gentilly Rd

INDUSTRIAL PROPERTY FOR LEASE

10900 Old Gentilly Road

Warehouse / Distribution Center

Presented By:

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PROPERTY DESCRIPTION

Located just minutes from the Port of New Orleans' Inner Harbor Navigation Canal (IHNC) and the Intercoastal Waterway. This proximity is vital for businesses involved in maritime support, break-bulk storage, and containerized freight.

The property sits less than 1.5 miles from the I-10 / Highway 90 interchange. This provides a straight-line heavy-haul route to the Central Business District (CBD) in 15 minutes and the Mississippi State Line in 40 minutes, making it a perfect hub for regional distribution.

SPACES	LEASE RATE	SPACE SIZE
10900 Old Gentilly Rd	\$4,700 per month	86,500 SF

OFFERING SUMMARY

Lease Rate:	\$4,700 per month (NNN)
Available SF:	86,500 SF
Lot Size:	86,500 SF
Building Size:	10,232 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	0	377	1,837
Total Population	0	896	4,957
Average HH Income		\$44,133	\$64,685



1 acre rear lot



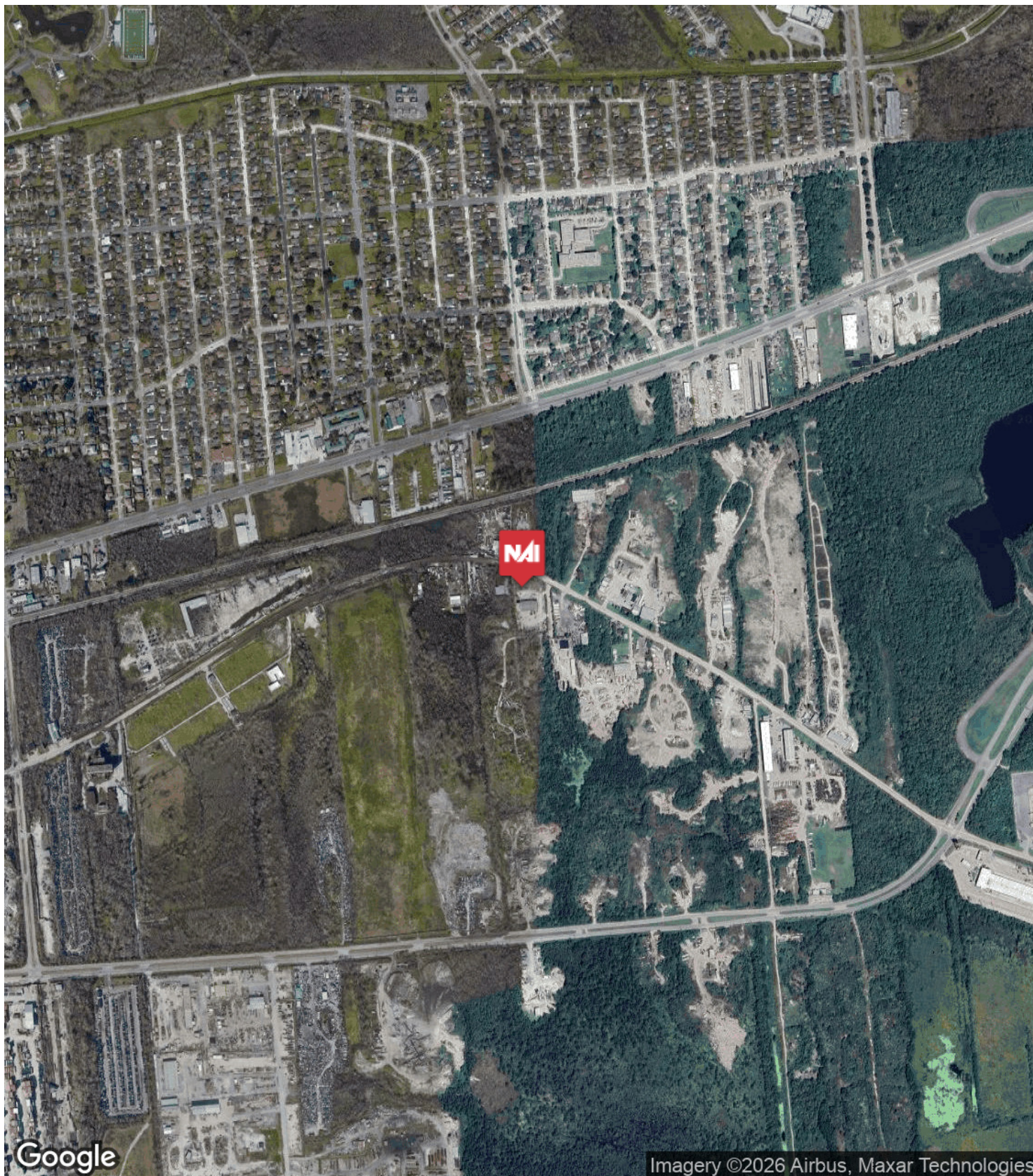
Warehouse (~10,000 SF)

Building Name	10900 Old Gentilly Road
Property Type	Industrial
Property Subtype	Warehouse/Distribution
Building Size	10,232 SF
Lot Size	86,500 SF
Number of Floors	1
Average Floor Size	10,232 SF

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- Minutes from the I-10 / Hwy 90 interchange, providing heavy-haul access to the entire Gulf Coast region.
- Strategic location near the Inner Harbor Navigation Canal and the Intercoastal Waterway for maritime and break-bulk support.
- Proximity to NASA Michoud and the \$100M Propel Park, placing the asset in the path of the city's largest industrial expansion



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For More Information:

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