



24,950 sf of additional yard space available for lease



Kenner Cold Storage

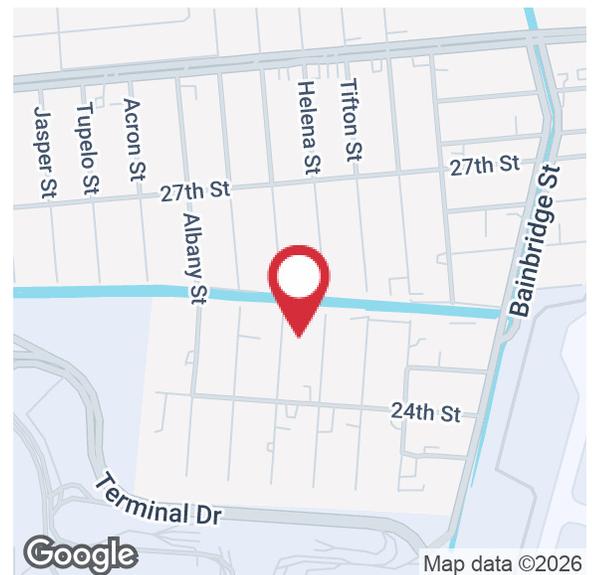
2438 Augusta Street, Kenner, Louisiana 70062

Property Highlights

- 2,655 SF Of Office with 17,345 SF of Industrial Space
- Six Docks with Two Grade Level Loading Doors
- Full Dry Spinkler System
- Current configuration being 4,452 SF Of Cooler Space, 3,788 SF Loading Cooler, 1,172 SF Prior Commercial Kitchen with Exhaust Hood, and 482 SF Scullery with Dishwasher
- 1,000 Gallon Grease Trap
- Cold storage improvements can be removed to accommodate traditional distribution / warehousing needs for qualified tenant
- Adjacent land available for lease for additional staging and/or parking

Lease Rate

\$9,166.67/month (\$5.50 SF/y (NNN))



For more information

Daniel V. Marse, CCIM

O: 504 569 9300 | C: 504 812 2388
dvmarse@rampartcre.com

Reed Wiley, CCIM

O: 504 569 9300 | C: 504 236 7816
rwiley@rampartcre.com

Felipe Cardenas

O: 504 569 9312 | C: 504 975 3938
fcardenas@rampartcre.com

For Lease

Interior Photos

20,000 SF | \$5.50 SF/yr

