

PARISH: East Baton Rouge

OFFICE

Class A Mid-Rise Office Tower Available On Essen Lane



Location

5353 Essen Ln
Baton Rouge, LA 70809

Overview

- Designed by the award-winning architects of Morris-Aubry, the Essen Centre is a 6 Story, Multi-tenant, class A office building, located just south of the I-10/12 interchange, on Essen Ln in the heart of the Medical Corridor.
- 113,000+/- SF office building, supported by steel frame construction with Balmoral and Spanish rose Granite interiors.
- Full-service lease, including daily janitorial service, utilities, covered parking, fiber optic infrastructure, recently upgraded electrical distribution, modernized elevators, etc.
- On site property manager with 25+ years experience managing and leasing class A office buildings with first class customer service.
- Six floors of approximately 13,000 SF each—can be subdivided with tenant build out allowance.

Property Details

- Zoning: C
- Available Space: 113,000+/- SF
- Lease Type: Undisclosed
- Space Type: New
- Type: Office for Lease
- Subtype: Executive Suites, High-tech
- Lease Rate: \$20 PSF (Gross)

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