

For Lease



105 Lauren Drive, Belle Chasse, LA 70037

Building: 5,000 Sq Ft

Office: 600 Sq Ft

Construction: Metal

Skylights: No

Warehouse Heaters: Yes

Loading: (2) 12'x12' Ground Doors

3 phase, 120-240V (600amp) electric service

Eave Height: 16'

Sprinkler: No

Yard Area: Yes

Lease Price: \$1,458.33 per mo. (\$3.50 psf) Net

2025 Taxes: \$228.33 per mo. (\$2,739.94 Annual) \$0.55 psf

2024-25 Insurance: \$716.93 per mo. (\$8,603.12 Annual) \$1.72 psf

CAM: \$200.77 per mo. (\$2,409.20 Annual) \$0.48 psf

TOTAL PER MONTH: \$2,604.36

Further Information:

Randall Walker, SIOR

The Industrial Group

1504 L & A Road

Metairie, LA 70001

(504) 832-8012

Randall@igreal.com

Licensed By the Louisiana & Mississippi Real Estate Commissions

Licensed By The Louisiana State Licensing Board of Contractors.

