

DOWNTOWN SPACE

FOR LEASE
2,440 SF

442 GOVERNMENT ST | BATON ROUGE, LA



CBRE

Property Overview

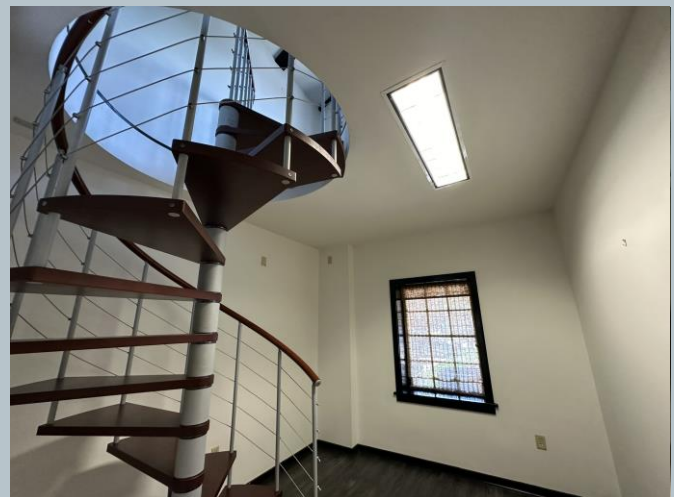
Highlights

- Office Space available for lease in Downtown Baton Rouge
- Approximately 2,440 SF
- Property is two stories with exterior and interior entrances to the second story
- 6 offices, 2 kitchenettes and 1 conference room
- Recently renovated interior
- Multiple restaurants nearby and convenient access to Baton Rouge courts
- Strong Traffic Counts on Government St
- Mural on the side of the building is available as well for an additional fee

Lease Rate: \$19.50/SF NNN

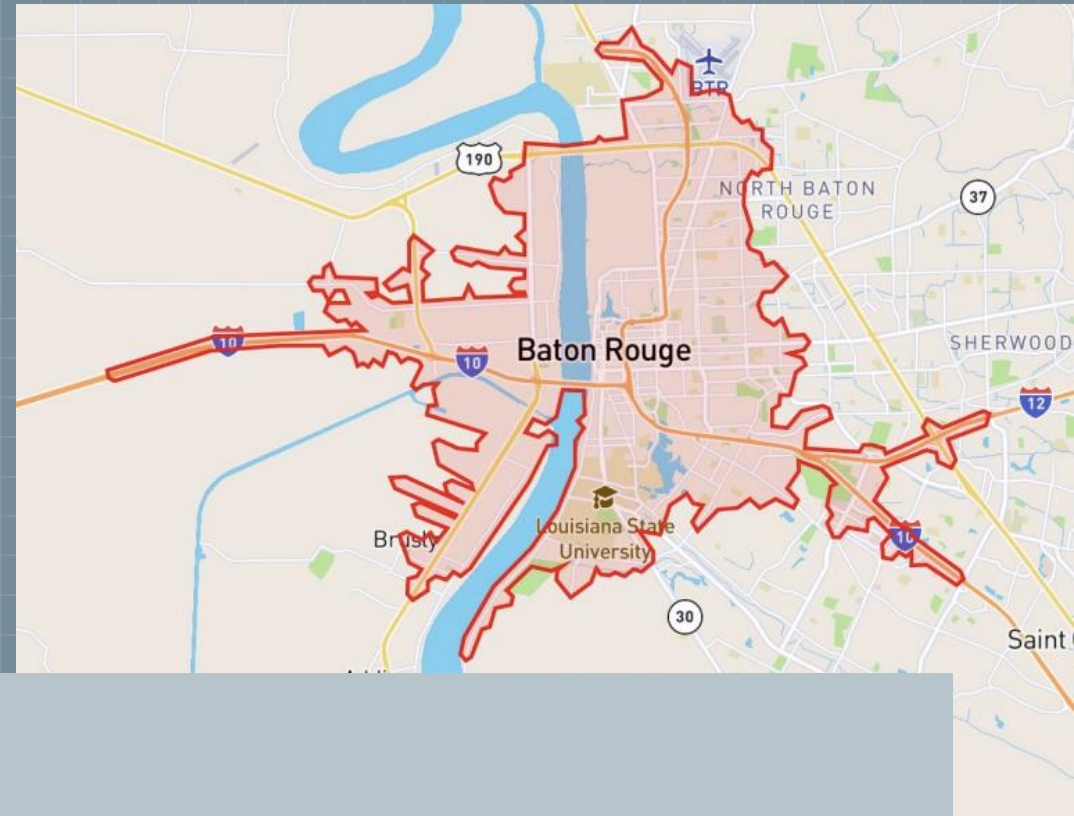


Interior Photos



Demographics

10 Minute Drive Time



114,606

2024 Population

48,588

2024 Households

\$75,558

Average HH Income

\$327,130

Average Home Value

192,908

2024 Daytime Population

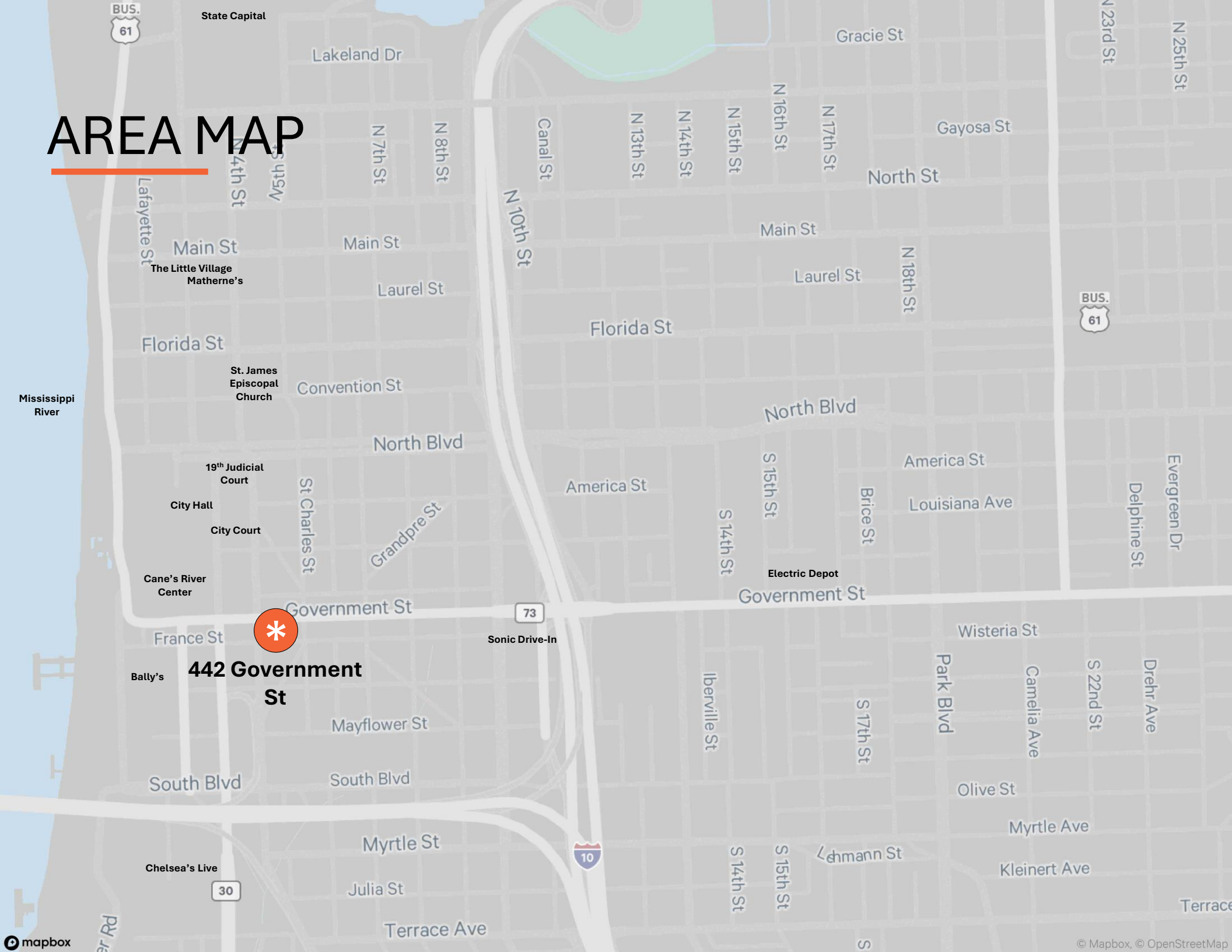
146,948

2024 Employees

8,103

2024 Businesses

AREA MAP



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