



LIGHT INDUSTRIAL BUILDINGS WITH GRAVEL YARDS FOR LEASE

8520 & 8530 HATFIELD-GORMAN RD.
SHEVEPORT, LA 71106



For information, contact:

Peyton Massey | 318.222.2244 | pmassey@vintagerealty.com

ALL INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED AND NO LIABILITY OF ERRORS OR OMISSIONS IS ASSURED BY EITHER THE PROPERTY OWNER OR VINTAGE REALTY COMPANY OR ITS AGENTS AND EMPLOYEES. PRICES AS STATED HEREIN AND PRODUCT AVAILABILITY IS SUBJECT TO CHANGE AND/OR SALE OR LEASE WITHOUT PRIOR NOTICE, AND ALL SIZES AND DIMENSIONS ARE SUBJECT TO CORRECTION. 1/2026

LIGHT INDUSTRIAL BUILDINGS FOR LEASE

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SHREVEPORT, LA 71106

8520

HATFIELD-GORMAN RD.

- Brand new 2,400 SF warehouse
- 0.5 acre fenced & stabilized rock yard
- Grade level overhead door
- Tenant build-out to be negotiated
- Zoned I-2
- 1 mile to 3132, 1 mile to I-49
- \$3,000 per month includes Electric, Water & Sewage, Property Taxes, and Landscaping



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8530

HATFIELD-GORMAN RD.

- 3,200+/- SF office/warehouse
- 1,600+/- SF of office space- includes waiting area, 6 individual offices, kitchen/break room, storage room, media room, and 2 restrooms
- 1,600+/- SF warehouse area with one grade level overhead door
- 1 acre fenced & stabilized rock yard, with 2 entrance and exits, concrete parking
- Zoned I-2
- 1 mile to 3132, 1 mile to I-49
- \$4,500 per month includes Electric, Water & Sewage, Property Taxes, and Landscaping



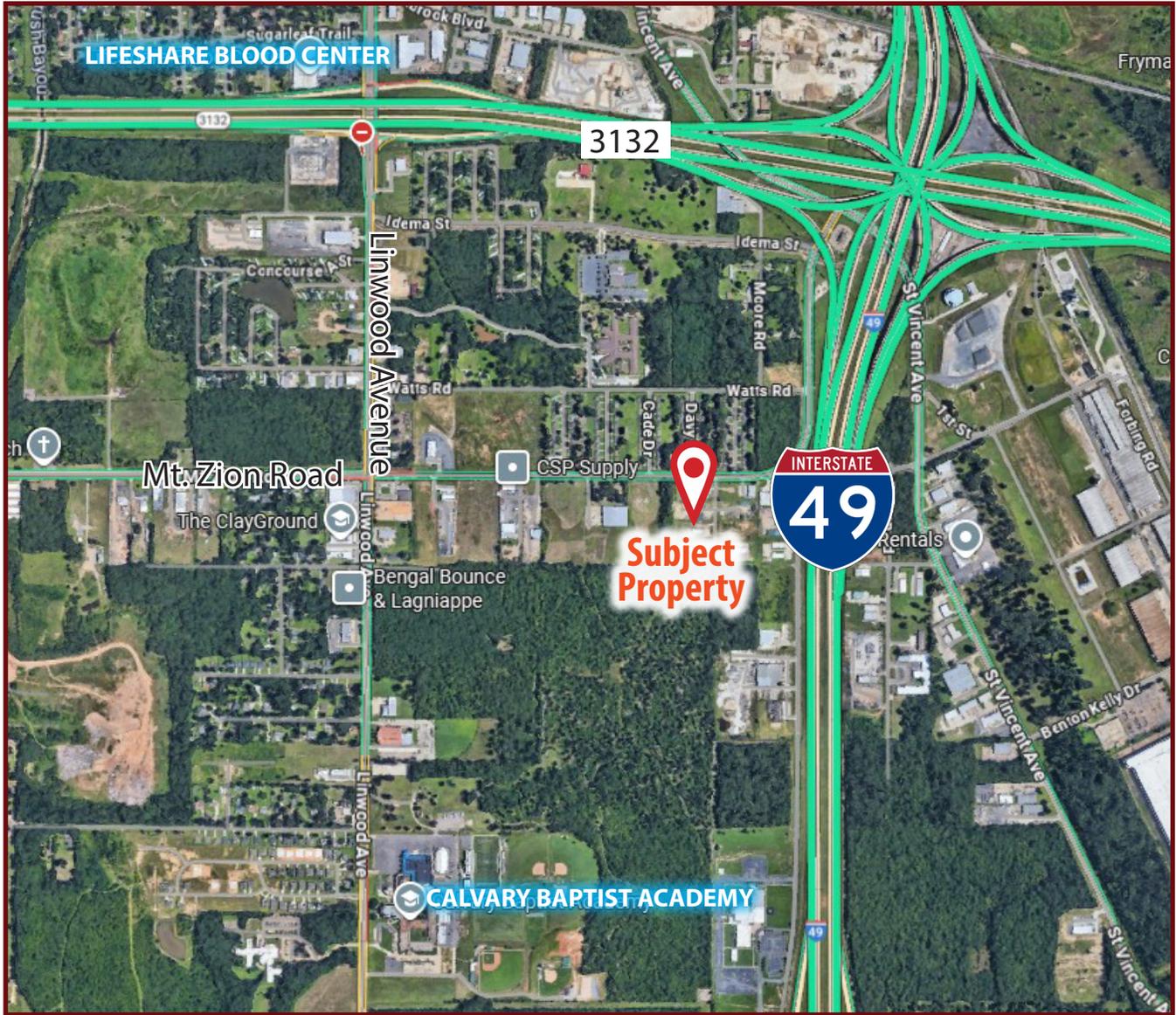
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