



Each office independently owned and operated

FOR LEASE

INDUSTRIAL PROPERTY

12170 OLD GENTILLY RD

NEW ORLEANS, LA 70129

MAX JUGE - RE/MAX COMMERCIAL

3331 Severn Avenue | Suite 200

Metairie, LA 70002



PRESENTED BY:

MAX JUGE

Sales Associate

504.838.0001

LA #995716624

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PROPERTY SUMMARY

12170 OLD GENTILLY RD

NEW ORLEANS, LA 70129



PROPERTY DESCRIPTION

12170 Old Gentilly Road in New Orleans offers convenient access to I-10 and I-510, providing easy transportation to New Orleans, the newly planned port, and NASA's Michoud Assembly Facility.

This space is ideal for storage or distribution, with 33 dock high doors arranged in a cross-dock pattern.

Please contact the agent for more information on this listing.

OFFERING SUMMARY

Lease Rate:	\$5.00 SF/yr
Lease Type:	Modified Gross
Available SF:	37,790 SF
Lot Size:	634,276 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	0	1	96
Total Population	1	5	268
Average HH Income	\$28,818	\$28,818	\$56,861



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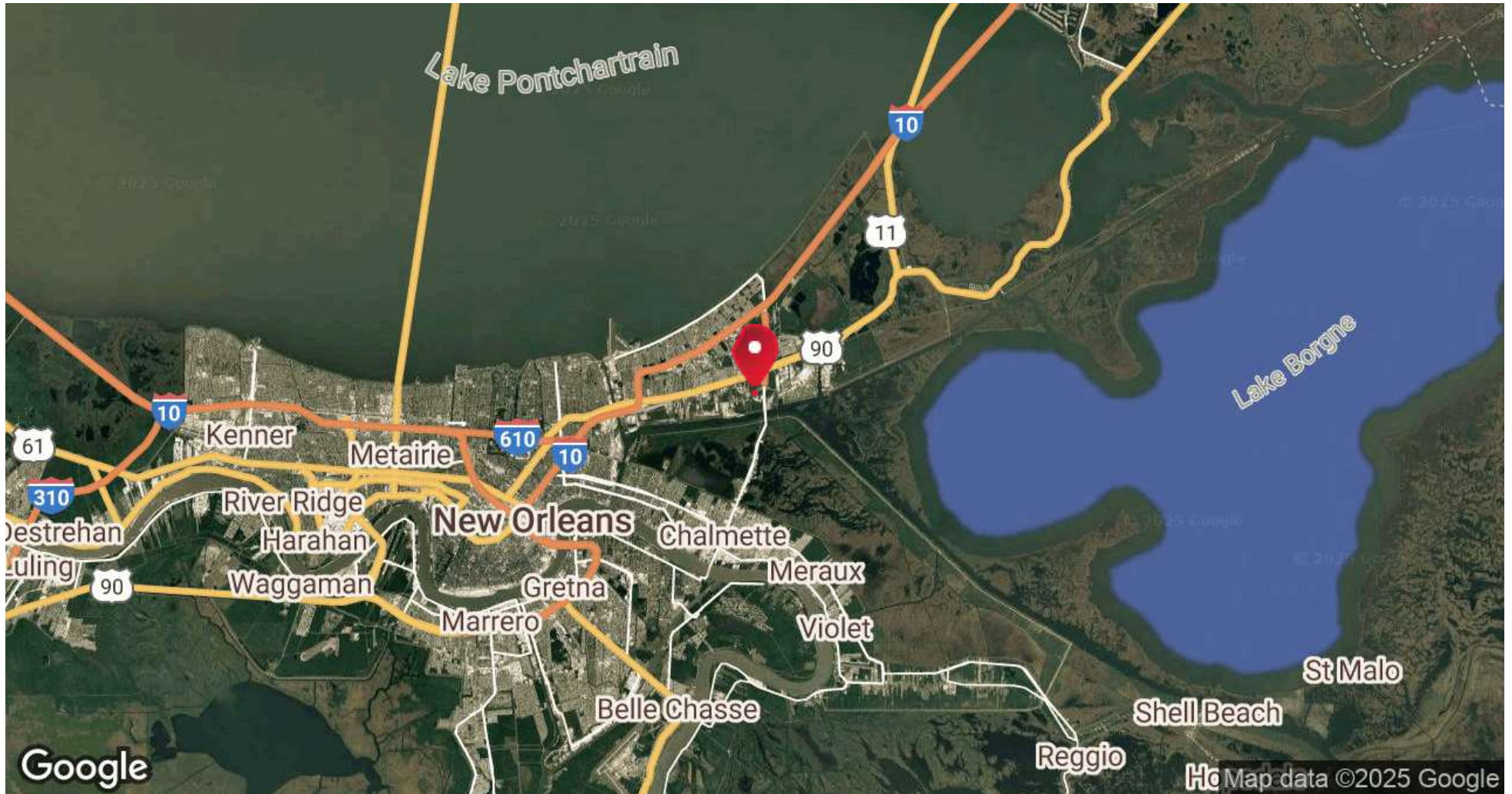
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LOCATION MAP

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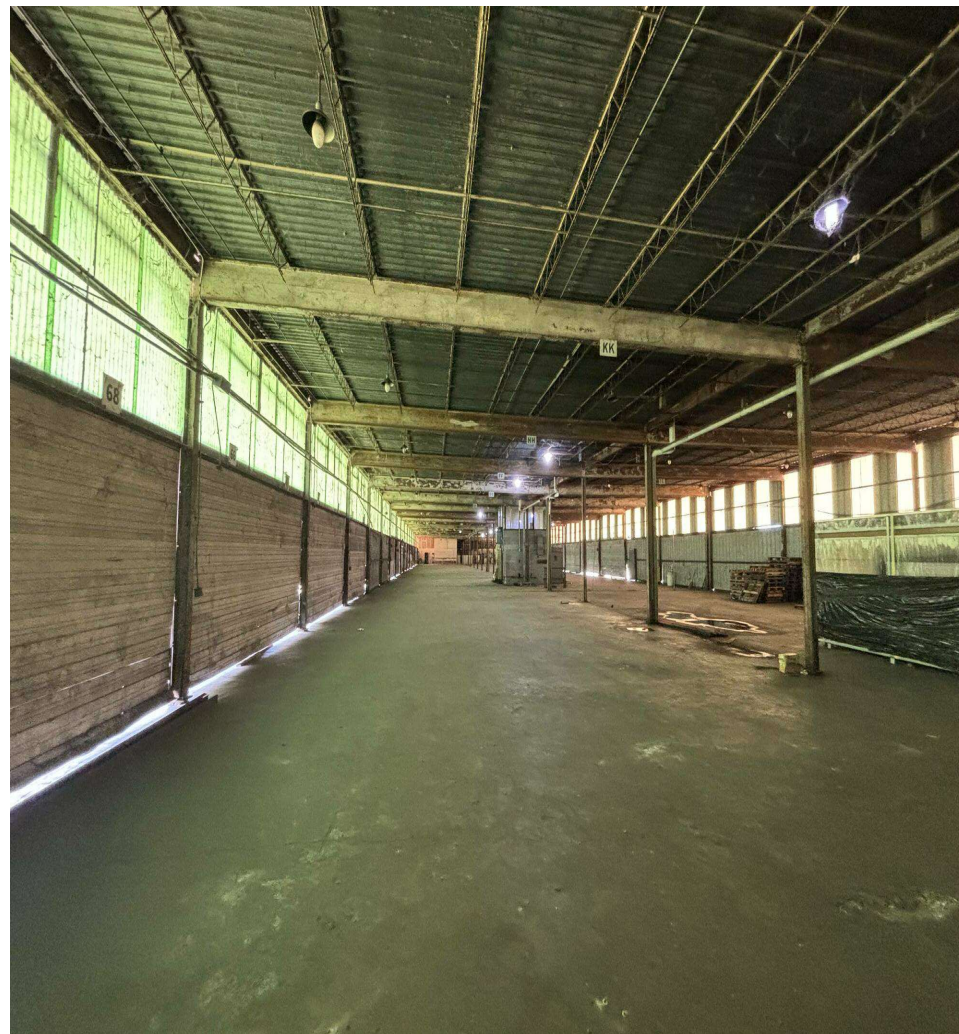
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ADDITIONAL PHOTOS

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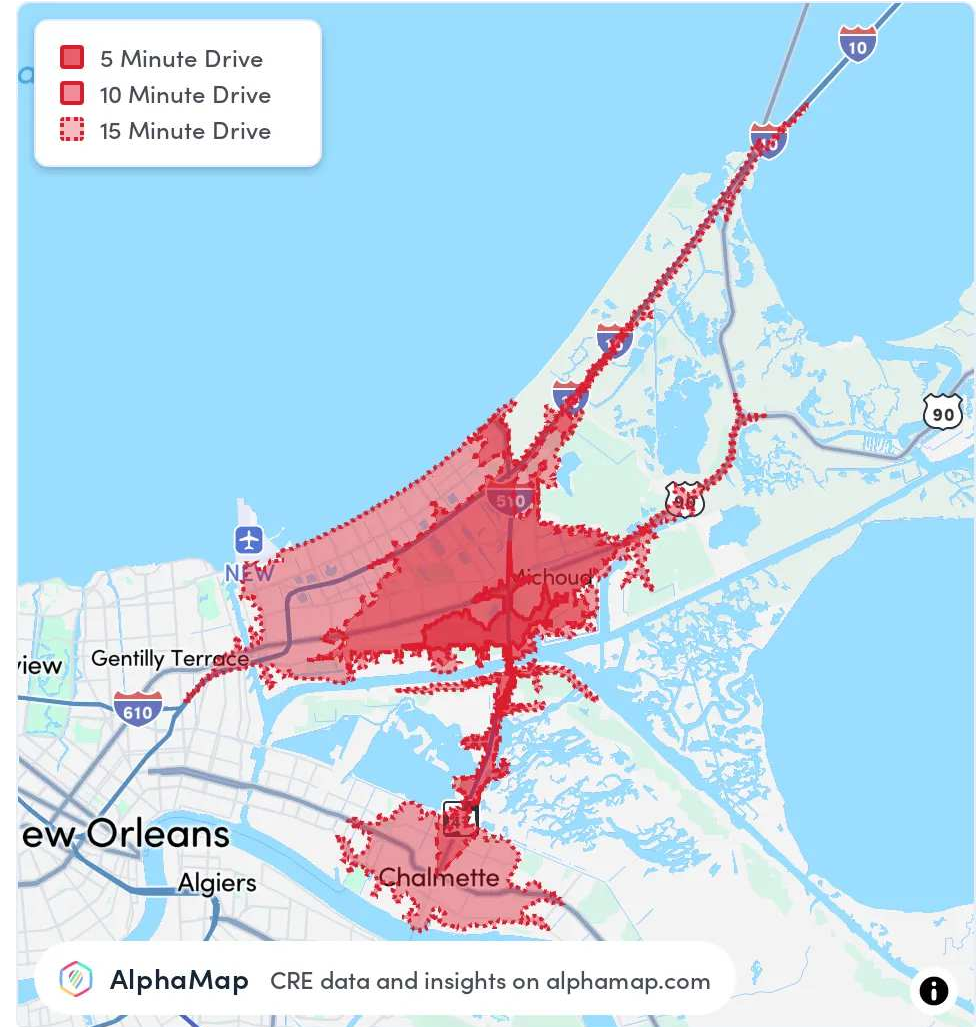
POPULATION

	5 MINUTES	10 MINUTES	15 MINUTES
Total Population	31	27,634	77,650
Average Age	37	38	37
Average Age (Male)	39	37	35
Average Age (Female)	34	39	38

HOUSEHOLD & INCOME

	5 MINUTES	10 MINUTES	15 MINUTES
Total Households	9	9,913	28,526
Persons per HH	3.4	2.8	2.7
Average HH Income	\$32,963	\$64,646	\$62,262
Average House Value	\$145,750	\$236,669	\$230,525
Per Capita Income	\$9,695	\$23,087	\$23,060

Map and demographics data derived from AlphaMap



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