



INDUSTRIAL PROPERTY FOR SALE

1641 Poland Ave

New Orleans, LA 70117

Presented By:

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PROPERTY HIGHLIGHTS

- ±26,000 SF Office/Warehouse on ±51,398 SF Lot
- ±5,000 SF Office/Showroom, ±21,000 SF Warehouse
- (3) Roll Up Doors
- (2) 10 Ton Bridge Cranes
- ±5,500 Covered Area
- Zoned HI (Heavy Industrial)
- *Portion of the yard is leased not owned, see outline for details (SF not included in lot size)

OFFERING SUMMARY

Sale Price:	\$2,490,000
Building Size:	±26,000 SF
Lot Size:	±51,398 SF

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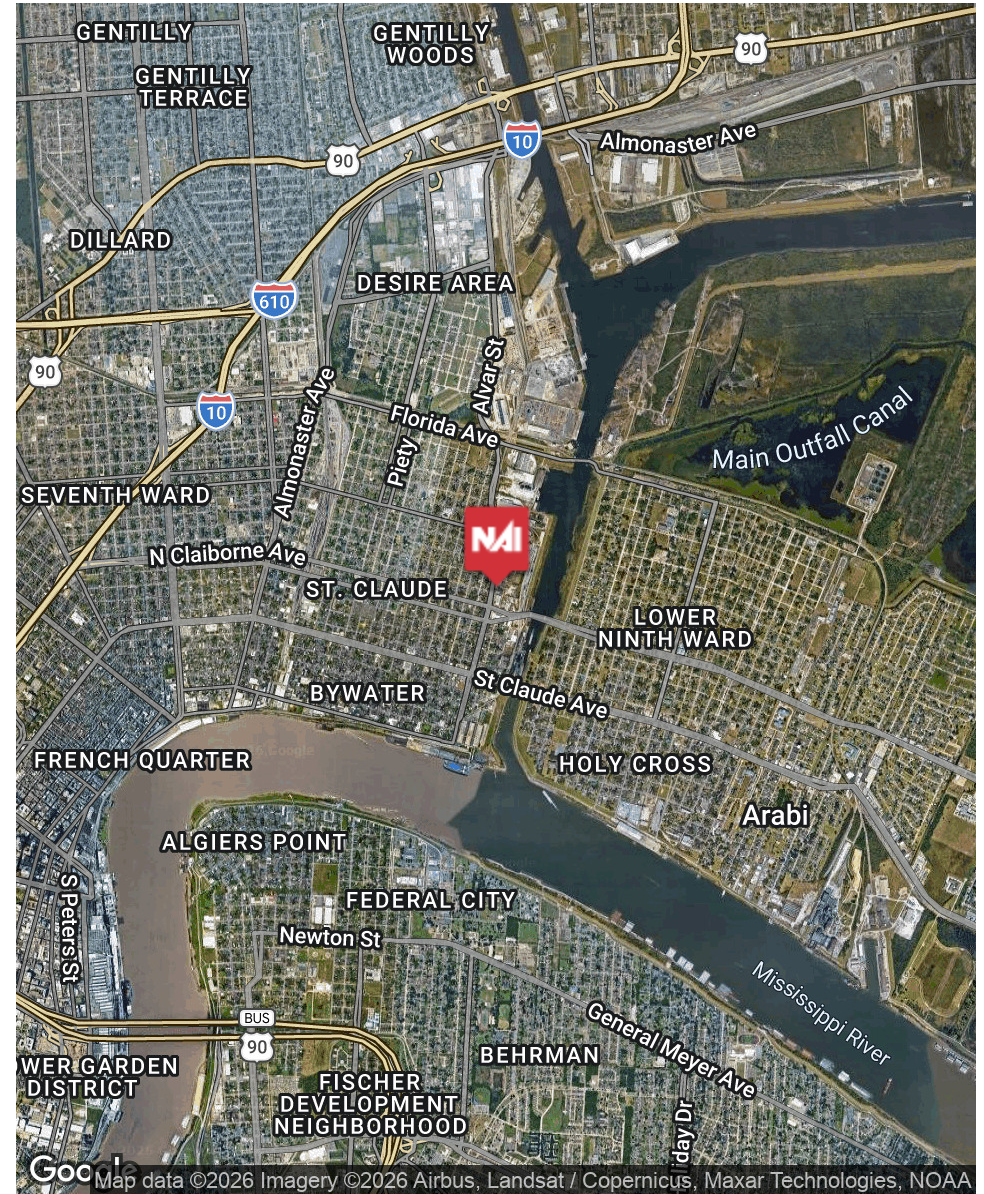
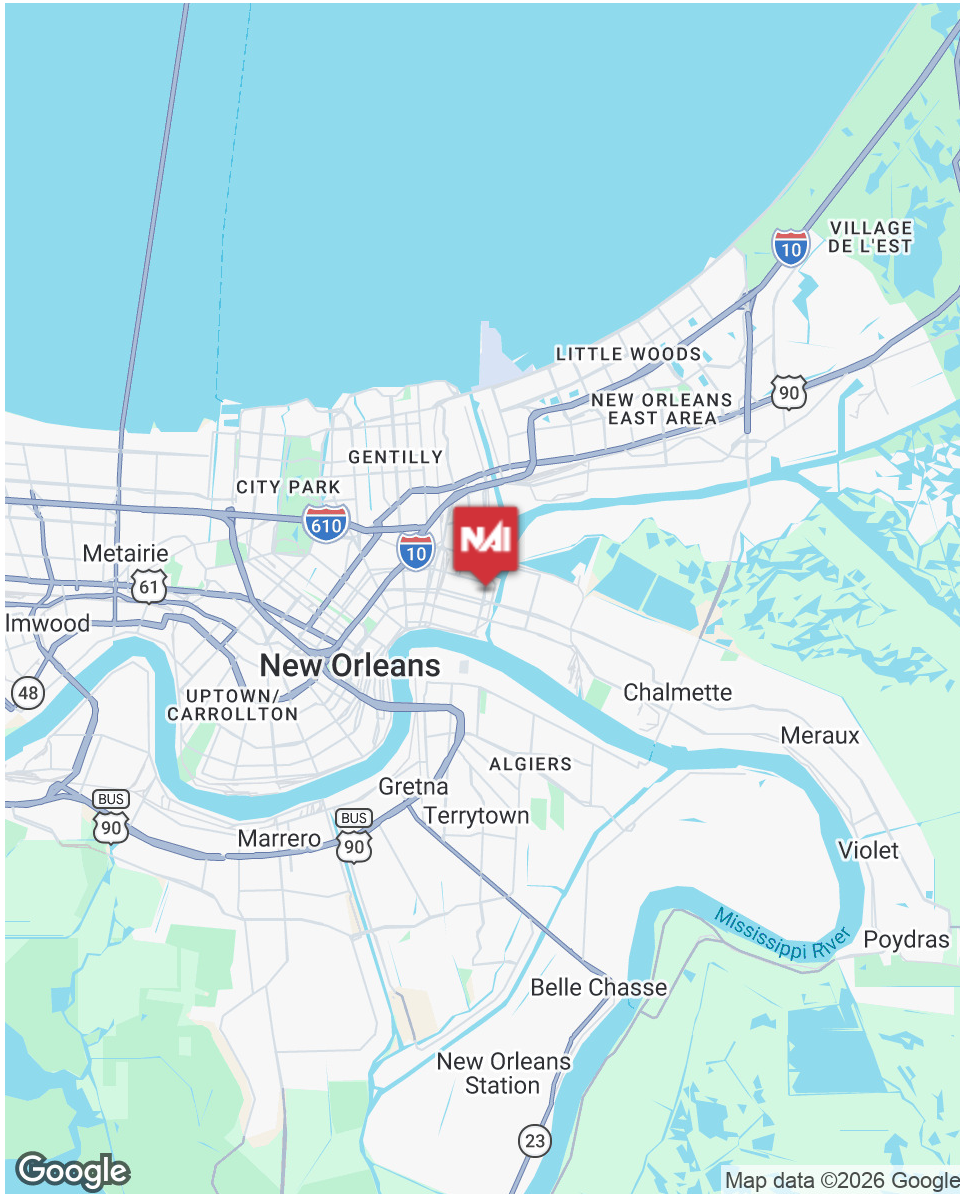


*Outlined portion is leased from the New Orleans Public Belt Railroad Corporation at \$780/month on a month-to-month basis.

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For More Information:

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