



±4,000 SF OFFICE / WAREHOUSE SUITE IN RATHBORNE BUSINESS PARK

210 PAILET DR, 188 BUILDING C HARVEY, LA 70058



OFFERED: FOR LEASE

LEASE RATE: \$7.00 SF/YR (\$2,333/MO)

±4,000 SF

- Reception area, six private offices, a mezzanine, and two restrooms
- Two 12' grade-level doors and 18.5' clear height
- Exterior fenced yard
- NNN lease type

CONTACT:

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OFFERING SUMMARY



PROPERTY SUMMARY

- Now for lease, 210 Pallet Dr, 188 Building C offers a ±4,000 SF office/warehouse suite in the Rathborne Business Park.
- The suite features a reception area, six private offices, a mezzanine with additional office space, and two restrooms, including one with a shower.
- The warehouse includes two 12' grade-level doors and 18.5' clear height.
- An exterior fenced yard provides additional storage or laydown space.
- NNN lease type.

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INTERIOR PHOTOS



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WAREHOUSE PHOTOS

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AERIAL PHOTOS



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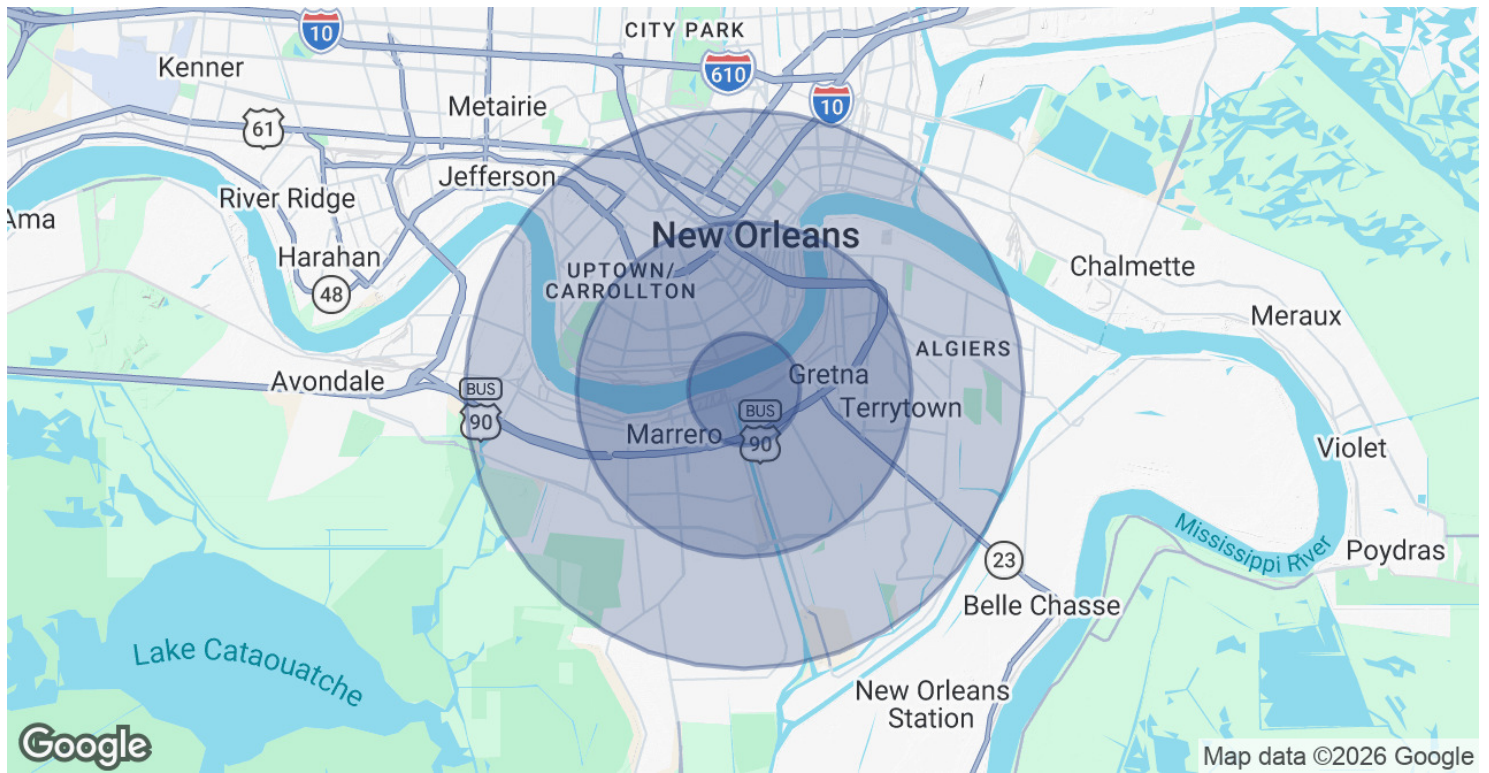
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,278	131,949	335,955
Average Age	41	40	40
Average Age (Male)	41	39	39
Average Age (Female)	43	41	41

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,248	58,976	144,075
# of Persons per HH	2.2	2.2	2.3
Average HH Income	\$93,506	\$93,343	\$84,954
Average House Value	\$415,247	\$474,184	\$390,026

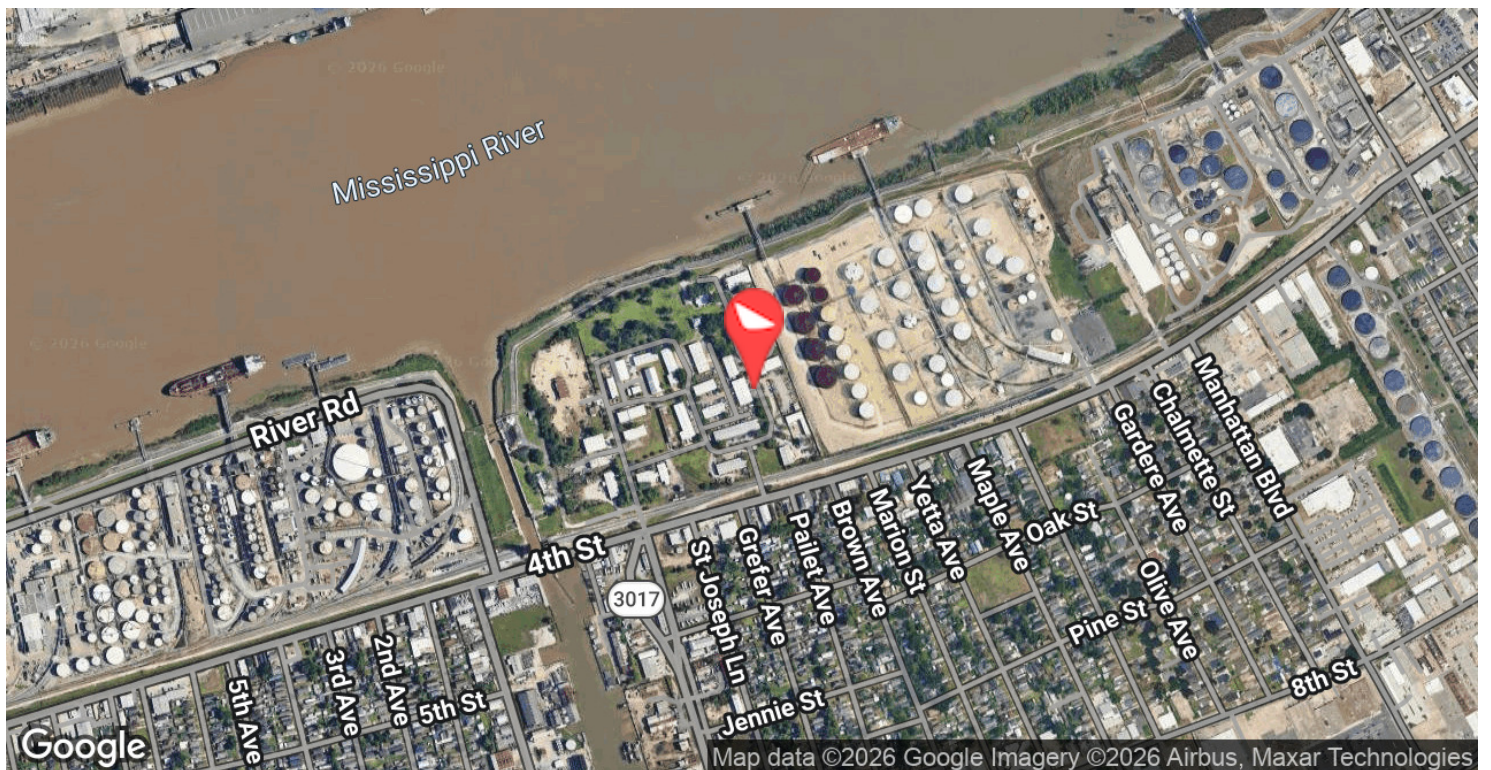
2020 American Community Survey (ACS)

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LOCATION MAPS



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