# **Downtown Office For Lease**

## 850 North Blvd, Baton Rouge, LA 70802

30612549 Listing ID: Status: Active

Property Type: Office For Lease Office Building Office Type: Contiguous Space: 3,374 SF 3,374 SF Total Available:

\$2,900 (Monthly) Lease Rate: Unit Price: \$10.31 PSF (Annual)

Base Monthly Rent: \$2,900 **Modified Gross** Lease Type:

### **Overview/Comments**

Downtown single tenant free standing building available for lease:

- -3,374 SF
- -private parking as well as off street parking
- -located on the corner of North Blvd. and Maximillian St.
- -easy access to downtown and Interstate 110
- -offers 7 private offices, reception area, kitchen, library, conference, room, and patio area.
- -contact agent for showings





#### **More Information Online**

https://latterblum.catylist.com//listing/30612549

#### **QR** Code

Scan this image with your mobile device:



#### **General Information**

Tax ID/APN:	001-4387-1	Gross Building Area:	3,374 SF
Office Type:	Office Building	Building/Unit Size (RSF):	3,374 SF
Zoning:	B-1	Land Area:	8,198 SF
Class of Snace:	Class B		

#### **Available Space**

Suite/Unit Number:	850	Date Available:	04/01/2014
Space Available:	3,374 SF	Lease Rate:	\$2,900 (Monthly)
Minimum Divisible:	3,374 SF	Lease Type:	<b>Modified Gross</b>
Maximum Contiguous:	3,374 SF	Kitchen/Breakroom:	Yes
Space Type:	Relet	Parking Spaces:	0

#### **Area & Location**

Market Type:	Large	Property Visibility:	Excellent
Property Located Between:	Maximillian St. and St. Joseph	Highway Access:	Interstate 110
Side of Street:	South	Airports:	East Baton Rouge Airport
Road Type:	Paved	Site Description:	home office conversion

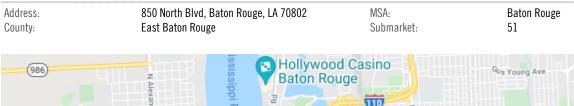
#### **Building Related**

Total Number of Buildings:	1	Construction/Siding:	Brick
Number of Stories:	1	Parking Description:	private parking as well as off street parking

#### **Land Related**

Lot	Frontage:	85.4
Lot	Depth:	96'

#### Location





### **Property Images**





P1010057

P1010059



P1010060

## **Property Contacts**



**Bill Gremillion**NAI/Latter & Blum Commercial Baton Rouge bgremillion@latterblum.com