

Distribution Center Refrigerated

1016 SW Evangeline Thruway, Lafayette, LA 70501



Listing ID: 29775330
 Status: Active
 Property Type: Industrial For Lease
 Industrial Type: Cold Storage, Flex Space
 Contiguous Space: 175,000 SF
 Total Available: 175,000 SF
 Lease Rate: See Agent
 Lease Type: See Agent



Property Overview

This property has great visibility with 620' frontage on Highway 90 within the city limits of Lafayette, LA. The site is 3.5 miles from I-10, 1.5 miles from Lafayette Regional Airport and has a rail line behind the facility; however, there is no spur.

The facility consists of an office area, a break room, a freezer area that can be set to 30 degrees below zero, a cooler area that can maintain sub-zero temperatures, warehouse storage areas, a repair shop, a vault, metal canopies, concrete surfaced parking/drives, asphalt surfaced parking area, chain-link perimeter fence, wood security fence, exterior lights, signage, 38 loading docks with eave heights ranging between +/- 25' to +/- 32' and more.

More Information Online

<http://www.lacdb.com/listing/29775330>

QR Code

Scan this image with your mobile device:



General Information

Industrial Type: Cold Storage, Flex Space, Free-Standing, Light Industrial, Truck Terminal, Warehouse/ Distribution, Other

Available Space

Suite/Unit Number:	1016	Date Available:	06/30/2015
Space Available:	175,000 SF	Lease Rate:	See Agent
Minimum Divisible:	175,000 SF	Lease Type:	Net Lease, NNN
Maximum Contiguous:	175,000 SF	Parking Spaces:	0
Space Type:	Relet		

Area & Location

Market Type:	Large	Road Type:	Highway
Property Located Between:	Johnston Street and Taft	Property Visibility:	Excellent
Side of Street:	West	Airports:	Lafayette Regional Airport located 1.5 miles away

Highway Access This site is located directly on Hwy 90 within the city limits of Lafayette, LA. Highway 90 is an eastbound, 3 lane, concrete artery.

Site Description The site terrain is flat, mostly concrete parking and drive lanes and some stabilization for additional parking. The property area is 12.26 acres.

Area Description The site is located along Hwy 90 among other industrial storage facilities. There is a rail line behind the facility; however, there is no spur.

Building Related

Tenancy:	Multiple Tenants	Exterior Description:	The main building is a Class C, concrete block, dock high, distribution center.
Total Number of Buildings:	2	Parking Type:	Surface
Number of Stories:	1	Parking Description:	There is concrete parking and a stabilized area with limestone.
Property Condition:	Fair	Air Conditioning:	Engineered System
Year Built:	1964		
Roof Type:	Flat		
Construction/Siding:	Block, Brick		

Lighting: Fluorescent
Internet Access: Cable, Satellite, T1/T3, Other

Interior Description The rack system in the freezer area is owned by current tenant, but there is a rack system that will stay in the dry storage area. The warehouse has fluorescent lighting, there is a wet fire sprinkler system and the eave height is 20'.

Land Related

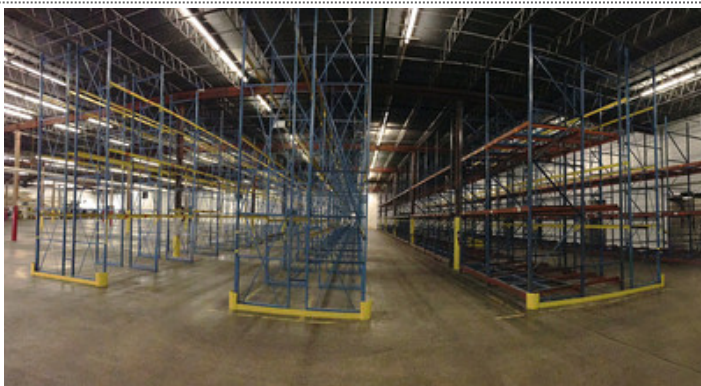
Zoning Description:	Zoned light Industrial which will easily accommodate the current use.	Lot Frontage (Feet):	620'
Land Area:	12 Acres	Topography:	Level
		Easements:	Electric Lines

Location

Address:	1016 SW Evangeline Thruway, Lafayette, LA 70501	MSA:	Lafayette
County:	Lafayette	Submarket:	G2



Property Images



Distribution Warehouse



Main Loading Dock Interior View



Cooler Area

Property Contacts



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