



## **North Louisiana Industrial Site**

2600 South Main Street, Springhill, LA 71075

### **Shannon Wilks**

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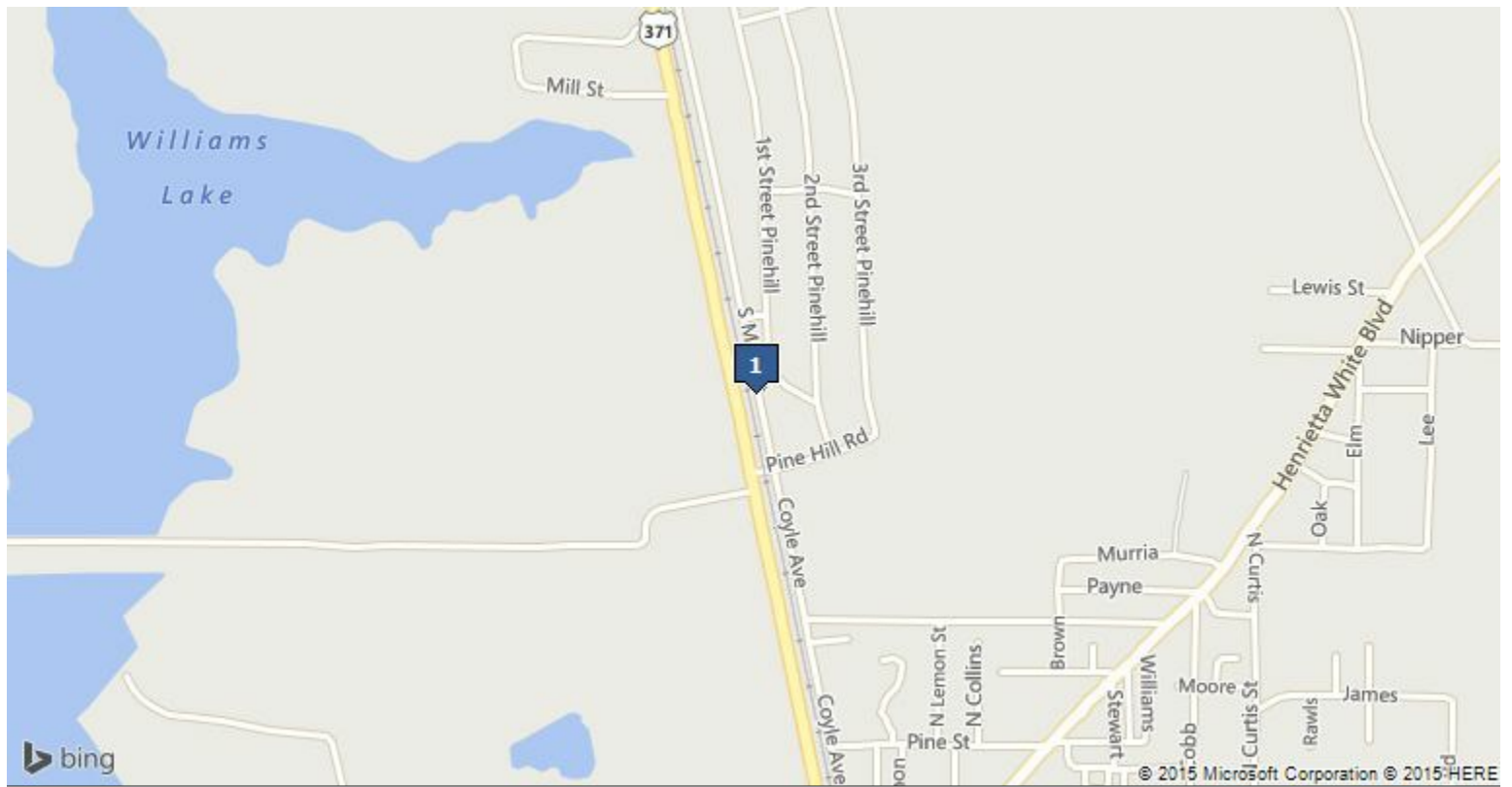
Springhill Louisiana Industrial Property

# North Louisiana Industrial Site

Price Not Disclosed

140 acre industrial site with over 300,000 square feet of buildings and rail service. Several acres of concrete and established parking areas.

Price:	Price Not Disclosed
Building Size:	300,000 SF
Property Type:	Industrial
Property Sub-type:	Manufacturing
Property Use Type:	Vacant/Owner-User
Occupancy:	0%
Clear Ceiling Height:	35 ft.
Lot Size:	140 AC
Features:	Fenced Yard, Trailer Parking, Electricity/Power, Rail



## 2600 South Main Street, Springhill, LA 71075

Property is located approximately 25 miles north of Interstate 20 and 25 miles east of Interstate 49 in northern Webster Parish near the town of Springhill.



# Property Photos



Springhill Property Boundary 2





## Property Photos



Interior

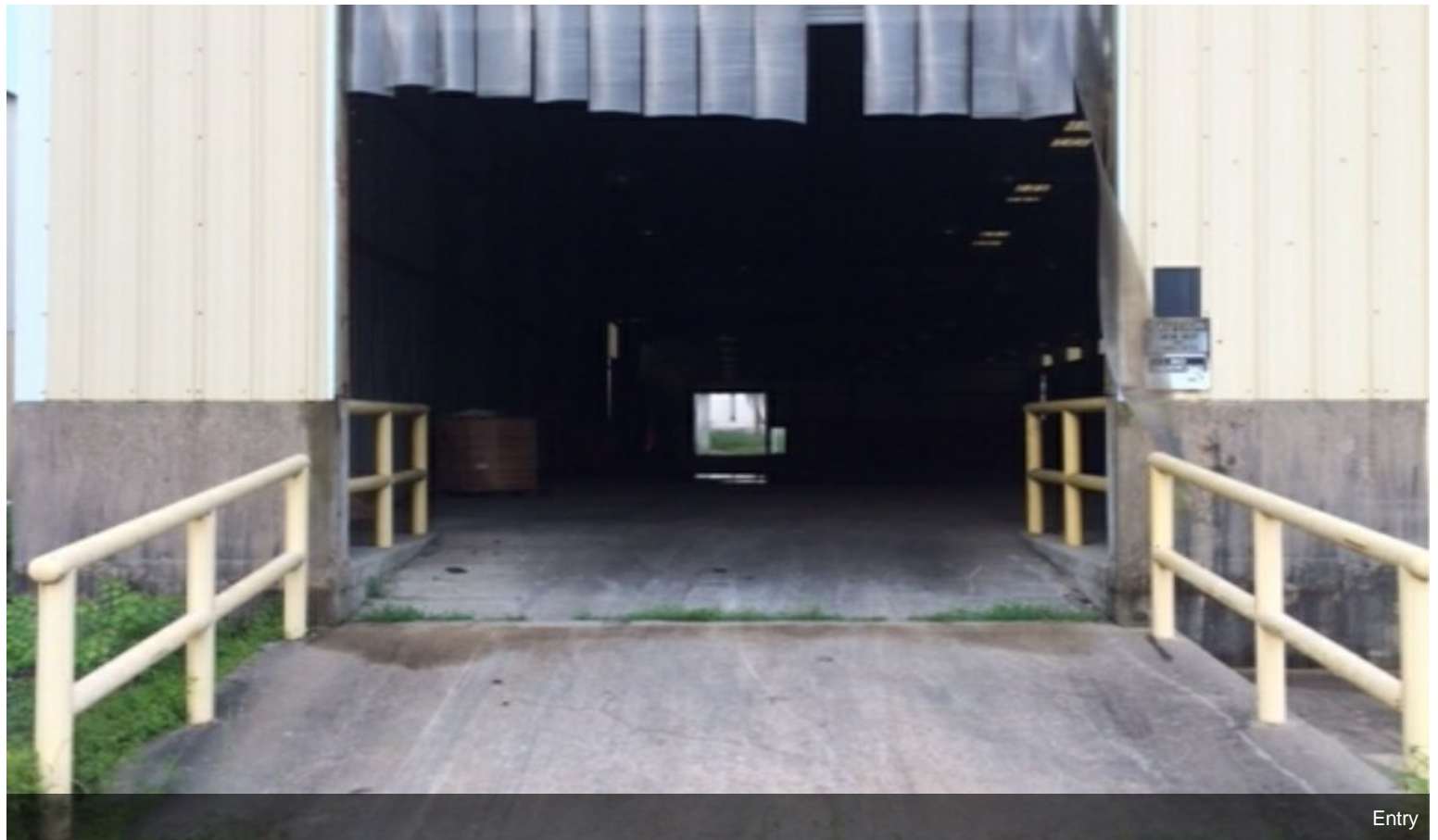


Exterior

## Property Photos



Interior



Entry



## Property Photos



Exterior



Interior

## Property Photos





## Property Photos



Truck Scales



Guard Station

## Property Photos

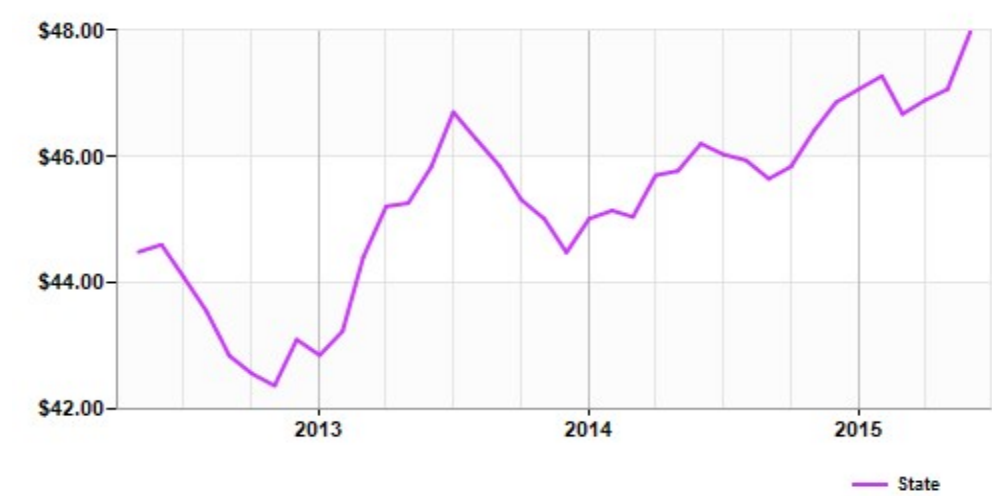


Exterior



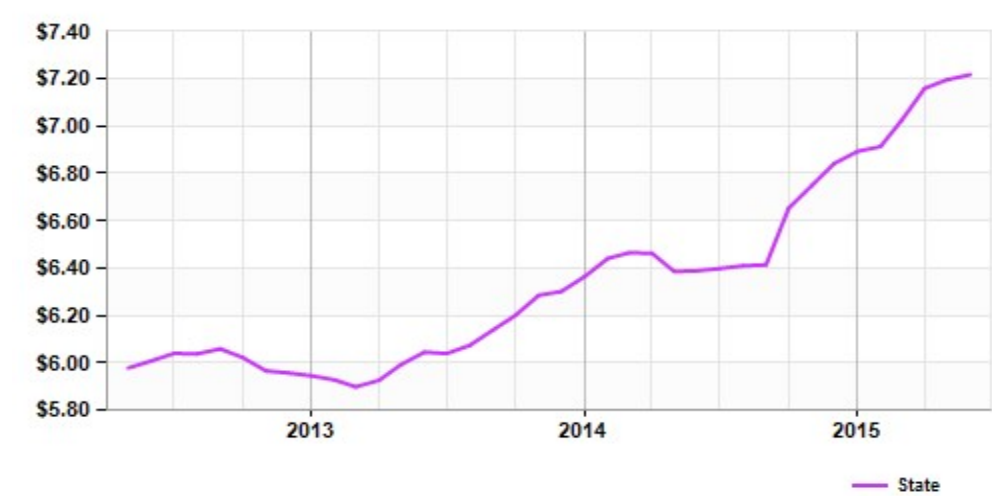
# Market Trends

Asking Prices Industrial for Sale Springhill, LA (\$/SF)



	Jun 15	vs. 3 mo. prior	Y-O-Y
State	\$47.98	+2.8%	+3.8%

Asking Rent Industrial for Lease Springhill, LA (\$/SF/Year)



	Jun 15	vs. 3 mo. prior	Y-O-Y
State	\$7.22	+2.8%	+13.0%