



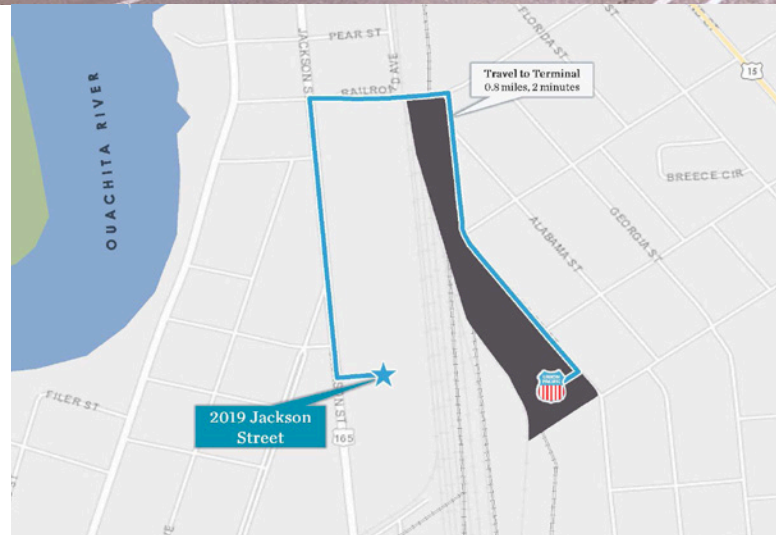
INDUSTRIAL SPACE FOR LEASE
2019 Jackson Street
Monroe, LA 71202



Industrial Space for Lease
397,000 SF Available

Property Highlights

- Ceiling height up to 36'
- Eave height 21'
- Column spacing 29.5' x 48'
- 30 loading doors (two 10'x25' doors that count as 4 spots - one door with ramp)
- Covered loading area 63'x148' (9,324 SF±)
- 20 rail doors
- Union Pacific rail line
- Sprinkler: Wet
- Motion activated warehouse lighting



Building Details

Office Space	2,750 SF
Year Built	1983

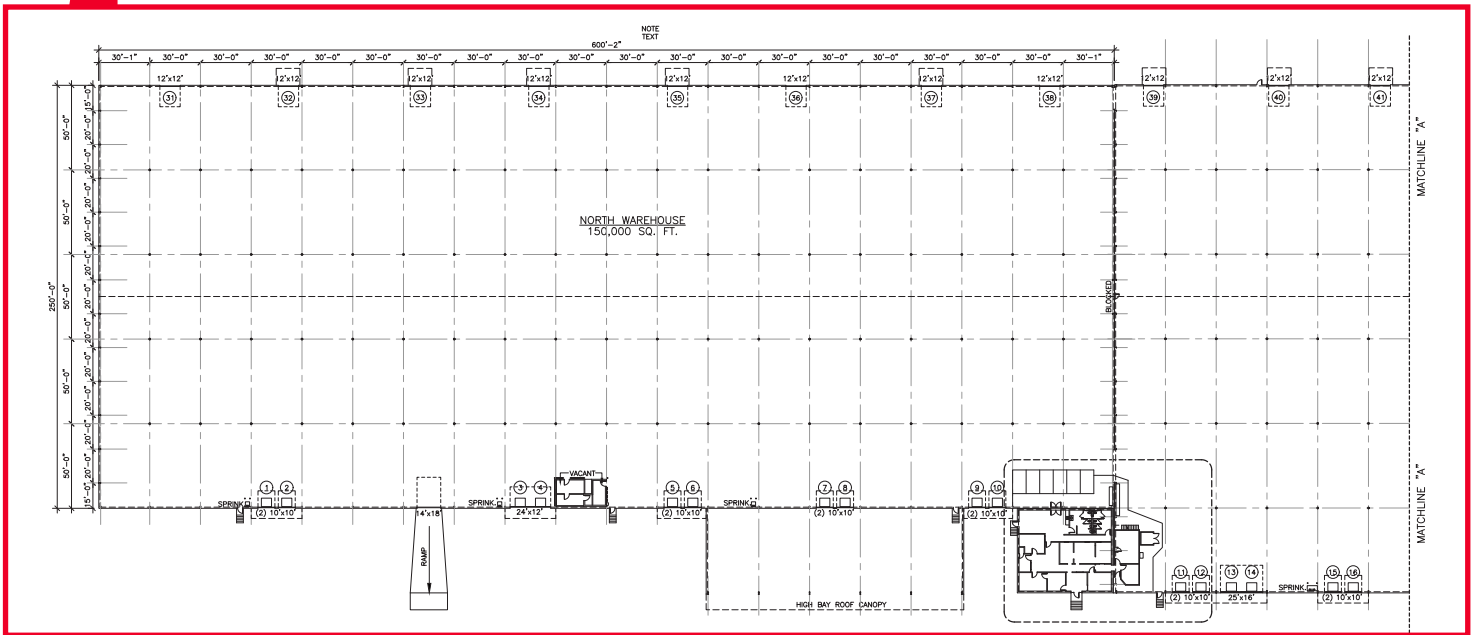
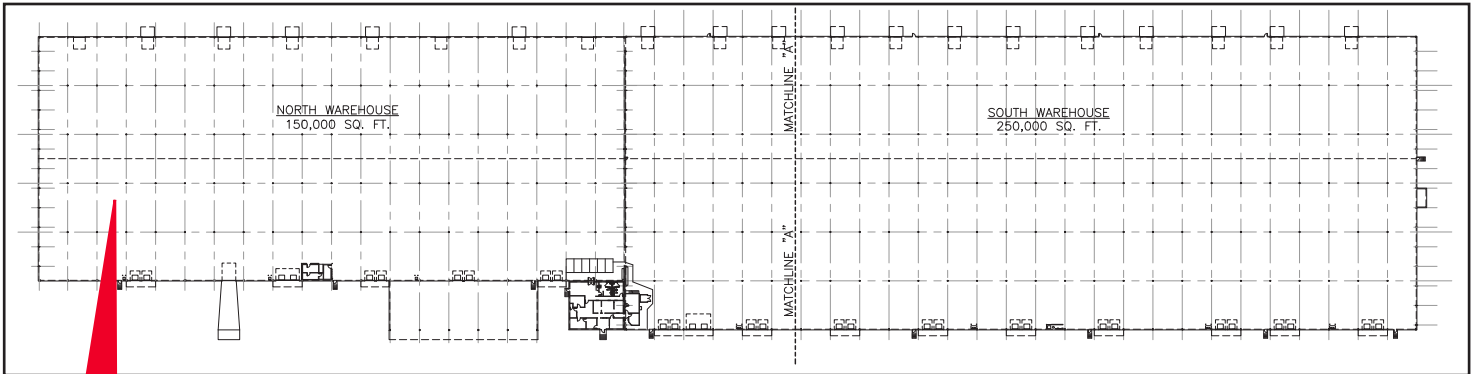
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2019 Jackson Street is located one (1) mile south of Interstate 20 at the Jackson Street (LA Hwy 165) exit. Interstate 20 is the leading interstate highway in the southern United States running east to west connecting Dallas, Shreveport, Jackson, Mississippi, Birmingham, Atlanta, and Columbia, South Carolina. The property is also six (6) miles from the Monroe Regional Airport and 3.1 miles to the Ouachita Terminal.



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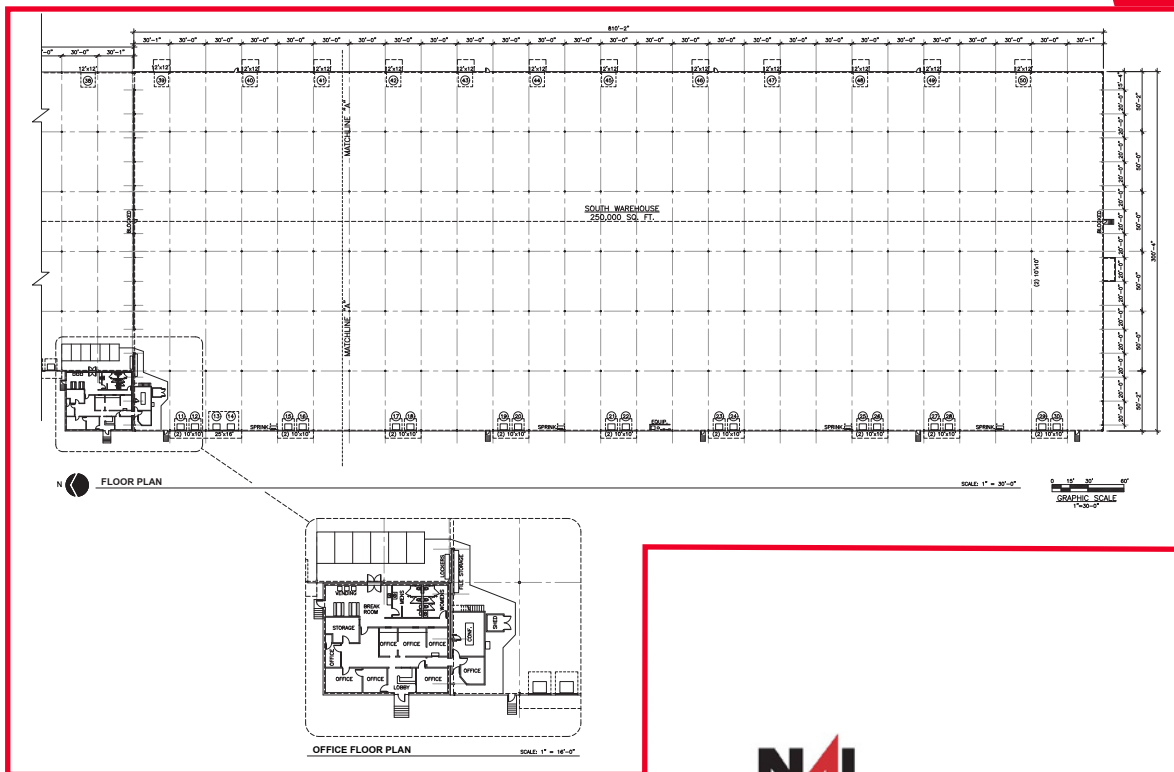
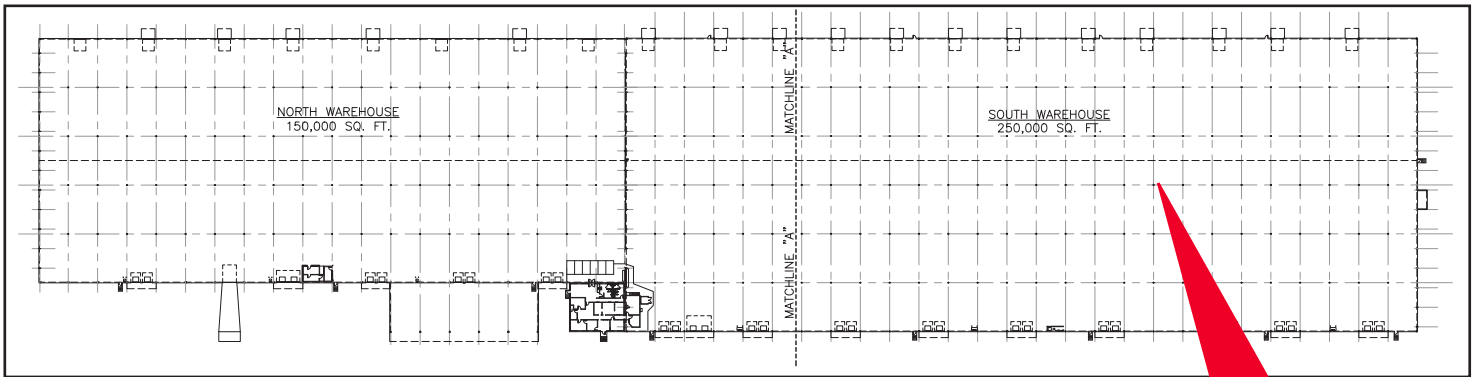
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