



PROPERTY ONE

FOR LEASE

PORT FOURCHON LAYDOWN YARD SPACE

275 N. J Teriot Road, Golden Meadow, LA 70357

Presented by:

LEON AUDIBERT, III

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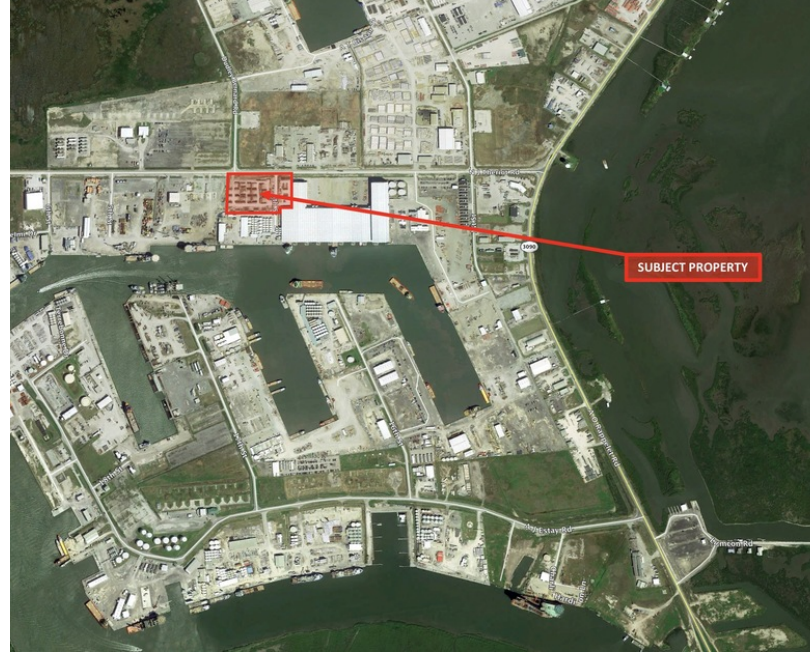
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OFFERING SUMMARY

Lease Rate:	\$15,000.00 per month
Lease Rate (PSF):	\$0.83 PSF
Lease Type:	NNN
Lot Size:	5 Acres
Property Type:	Heavy Industrial
Market:	Port Fourchon
Lease Term:	Negotiable

PROPERTY OVERVIEW

Rare opportunity to lease +/- 5.00 acres of stabilized laydown yard space at Port Fourchon. The property measures 600' x 363' and is fenced and stabilized for heavy outdoor storage. Property is zoned for heavy industrial use and is located at the corner of N. J Theriot Road and 4th Street.

LOCATION OVERVIEW

Port Fourchon is Louisiana’s southernmost port, located on the southern tip of Lafourche Parish, on the Gulf of Mexico. It is a seaport, with significant petroleum industry traffic from offshore Gulf oil platforms and drilling rigs as well as the Louisiana Offshore Oil Port pipeline. Fourchon's primary service markets are domestic deepwater oil and gas exploration, drilling, and production in the Gulf. Port Fourchon currently services over 90% of the Gulf of Mexico's deepwater oil production. There are over 600 oil platforms within a 40-mile radius of Port Fourchon. This area furnishes 16 to 18 percent of the US oil supply.



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FOR MORE INFORMATION, PLEASE CONTACT:

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