

# Self Storage Investment Opportunity



## Basile Storage

1811 Basile-Eunice Highway  
Basile, LA 70515

Presented by:

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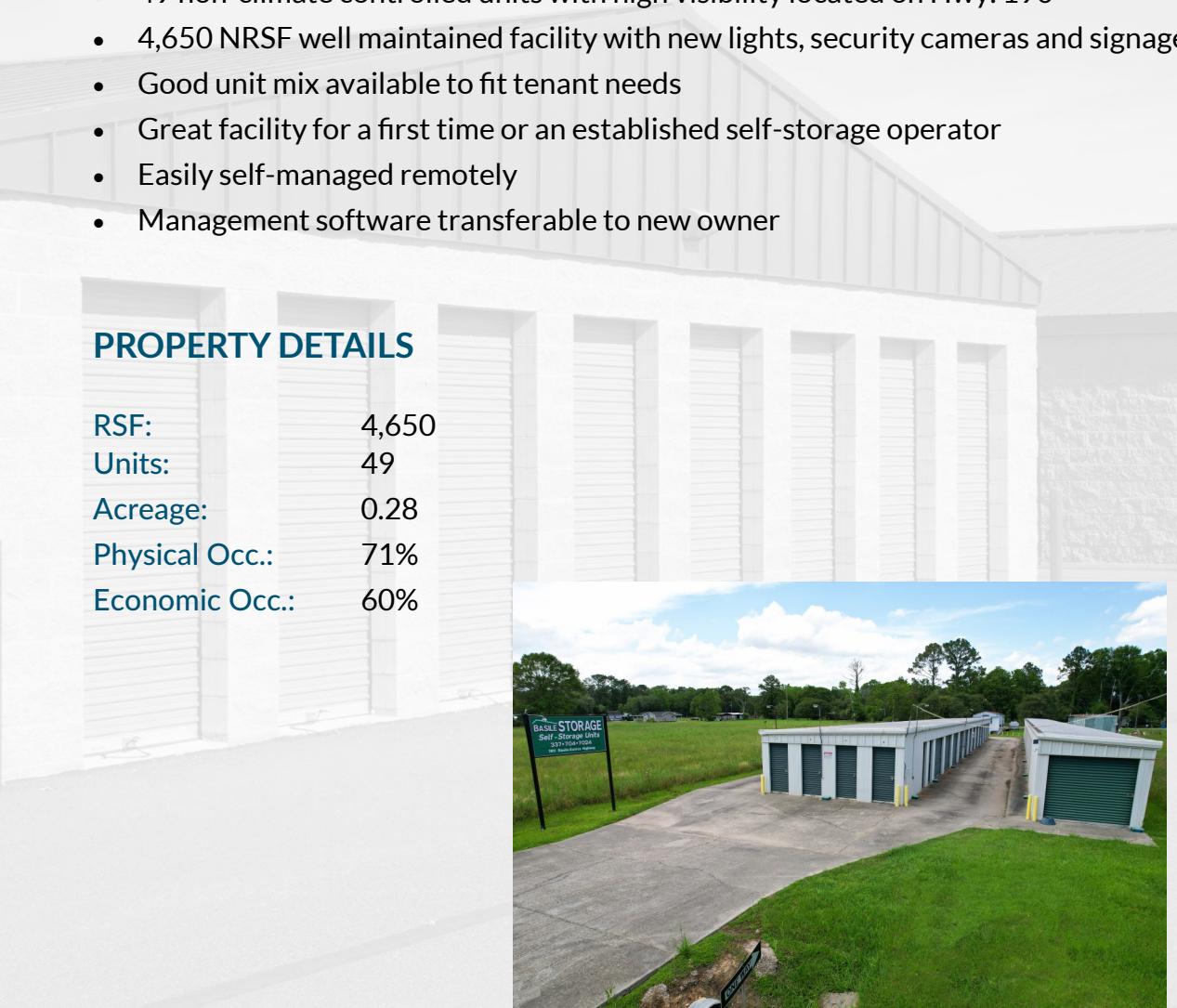
**LIST PRICE: \$145,000**

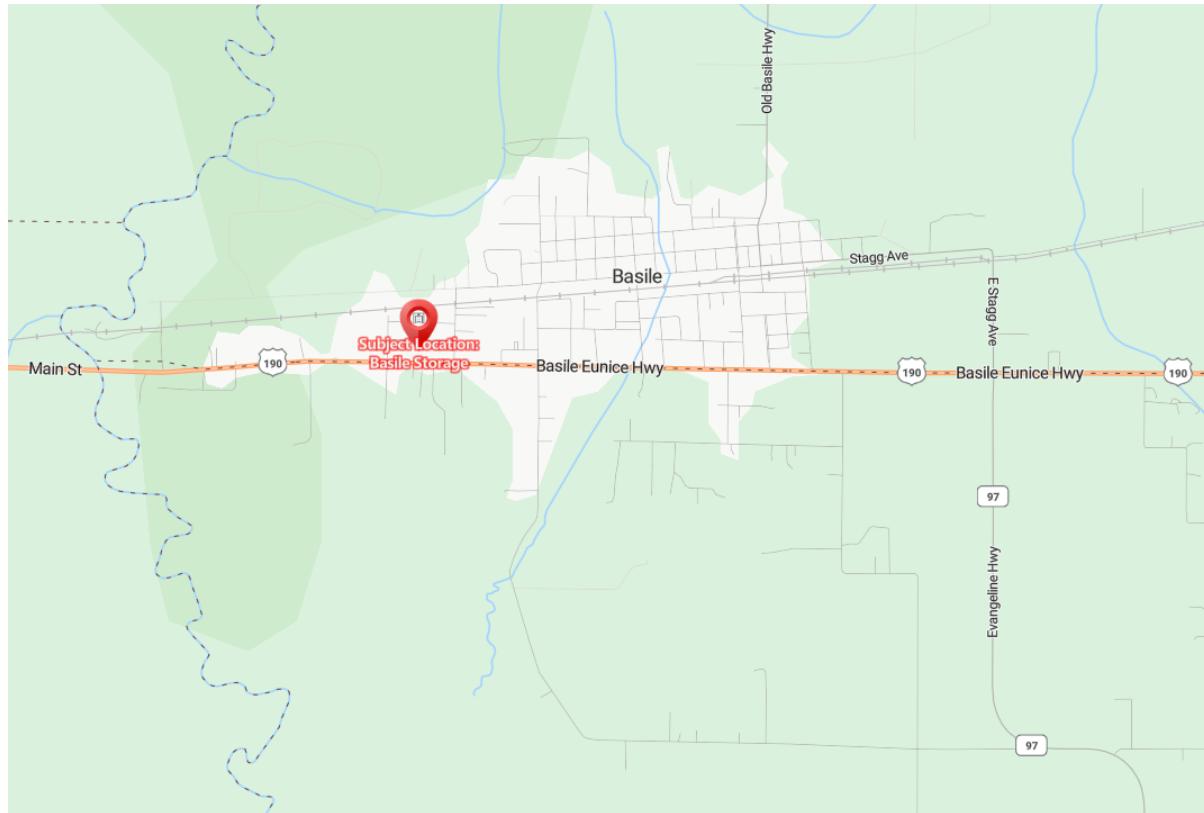
### INVESTMENT HIGHLIGHTS

- 49 non-climate controlled units with high visibility located on Hwy. 190
- 4,650 NRSF well maintained facility with new lights, security cameras and signage
- Good unit mix available to fit tenant needs
- Great facility for a first time or an established self-storage operator
- Easily self-managed remotely
- Management software transferable to new owner

### PROPERTY DETAILS

RSF:	4,650
Units:	49
Acreage:	0.28
Physical Occ.:	71%
Economic Occ.:	60%





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**OMEGA**  
PROPERTIES, INC.