

12370  
LEISURE ROAD  
BATON ROUGE , LA 70807



5 ACRES OF LAYDOWN YARD FOR SALE OR LEASE

CBRE

## SITE DETAILS



±5 acres of laydown yard



Direct, daily service by  
(2) Class 1 Railroads



## Heavily stabilized/paved site



Power: 230/138 kva (Entergy)



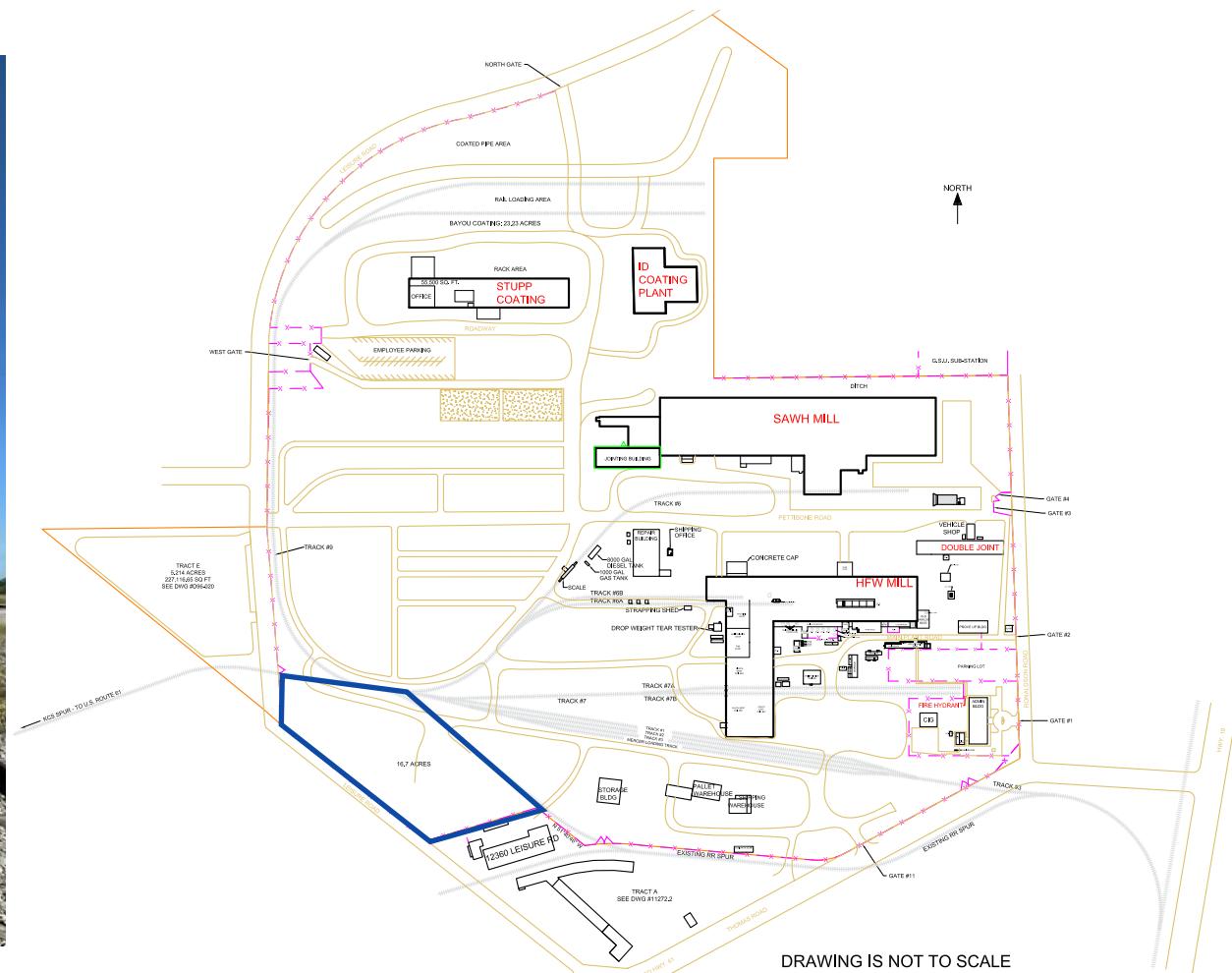
## Outside 500-year flood plain



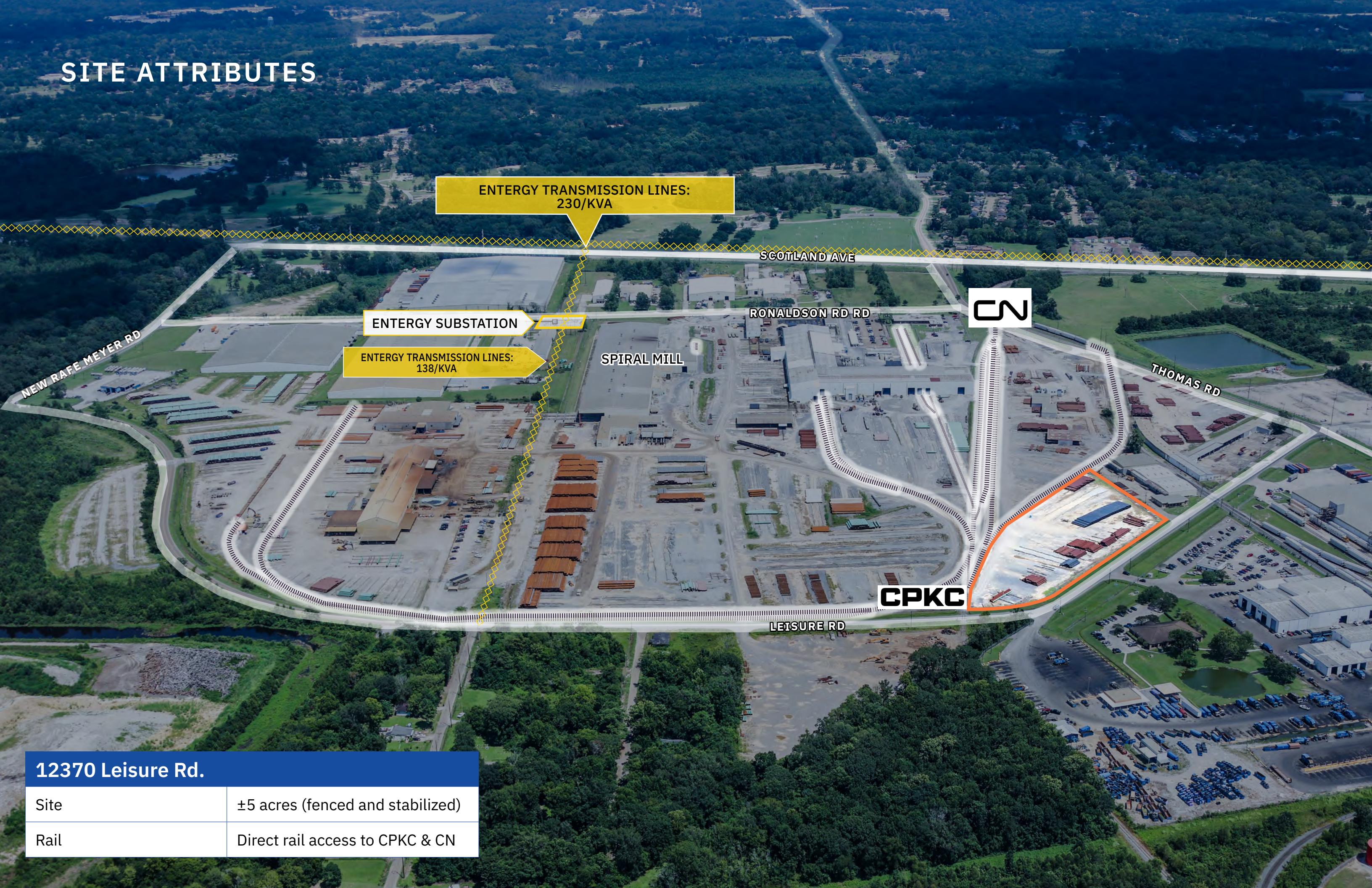
Close proximity to the  
Mississippi River



## Close proximity to airport



# SITE ATTRIBUTES



12370 Leisure Rd.

Site	±5 acres (fenced and stabilized)
Rail	Direct rail access to CPKC & CN

# AREA INDUSTRY

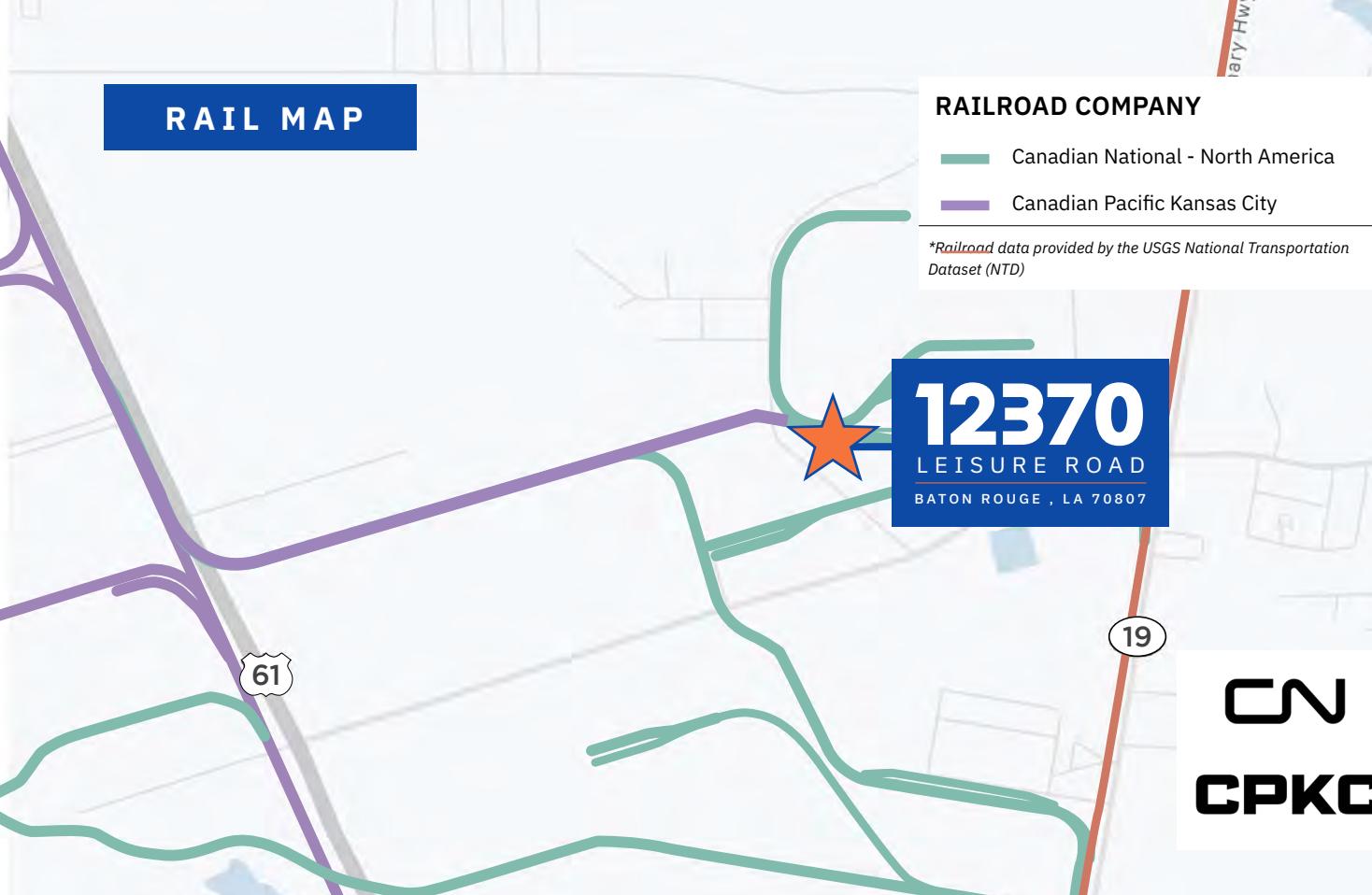


## DESTINATION DRIVE TIMES

HIGHWAY 190 BRIDGE	11 minutes
INTERSTATE 10	15 minutes
PORT OF BATON ROUGE	16 minutes
NEW ORLEANS	1 hr 26 minutes



## RAIL MAP



- Located less than 10 miles from Baton Rouge CBD
- Connectivity to Interstates 10, 12, 55 and 49
- Near major waterway
- Connects rail commerce with road
- Unparalleled rail service

RAIL SERVED INDUSTRIAL COMPLEX FOR SALE OR LEASE

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