



Offering Summary

Lease Rate:	\$3,000.00 per month (NNN)
Building Size:	29,712 SF
Available SF:	5,000 SF
Office SF:	180 SF
Building Name:	1070 & 1062 Pearl Street

Property Overview

5,000 office/warehouse space in Bossier City conveniently located on Pearl Drive just off of Texas Street (US Hwy. 80). This space contains one office (approximately 180 square feet) and two restrooms with the balance being warehouse/shop. There are four 14'(h) x 12' (w) grade level overhead doors, two on the north side and two on the south side. 16' sidewall; 20' center.

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Building Name	1070 Pearl/5,000 SF Office/Warehouse In Bossier City
Property Type	Industrial
Property Subtype	Flex Space
Building Size	29,712 SF
Office Space	150 SF
Restrooms	2
Building Class	B
# of Bldgs	1
Floors	1
Construction Siding	Metal
Lot Size	210' x 375'
Opportunity Zone	Yes
Drive In Number	4
Drive In Size	14' x 12'
Ceiling Height	20'
Clear Height	16'
Eave Height	16'
Column Spacing	Free Span





Google

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