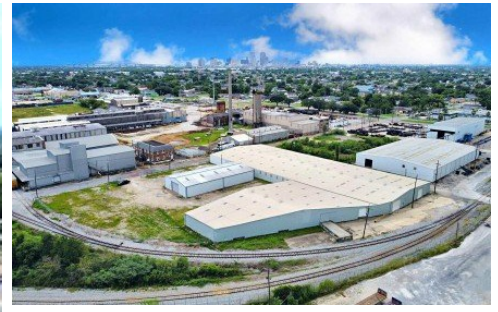


**4501 N Galvez**  
New Orleans, LA 70117



Powered by [homes.theadvocate.com](https://homes.theadvocate.com)

**MLS# 2024019272**



**\$2,599,000**

**68,622 Sqft**

4501 North Galvez Street offers versatile warehouse space in active industrial district of New Orleans. With frontage on North Galvez Street, and Kentucky St., and close proximity to the Industrial Canal, this location offers strong functionality for many industrial users. The property offers two buildings. Building 1 is a large warehouse featuring 61, 422 sq. ft.. There are four dock high loading doors and one of which has a ramp to grade level. Eave height of the warehouse is 12 ft. with an 18.4 ft. center clear height. The entire floor was recently repaired and roof was re-coated in 2017. Rail spur adjacent to the property as well than can be activated. Building 2 is a rectangular 7, 200 SF metal building. Ample space on the lot for parking and storage. Property is completely gated. The H-I zoning (Heavy industrial) uses are higher intensity manufacturing, warehousing, and storage uses. Building 1 - 61, 422 Fully Sprinklered Building 2 - 7, 200 H-I Zoning 2.42 Acres +/- 18.4' Center Height 4 Dock High Doors 2 Grade Level Doors



**Travis Thornton**

Phone: (225) 291-2121

Century 21 Investment Realty

For full listing details, please scan:

