

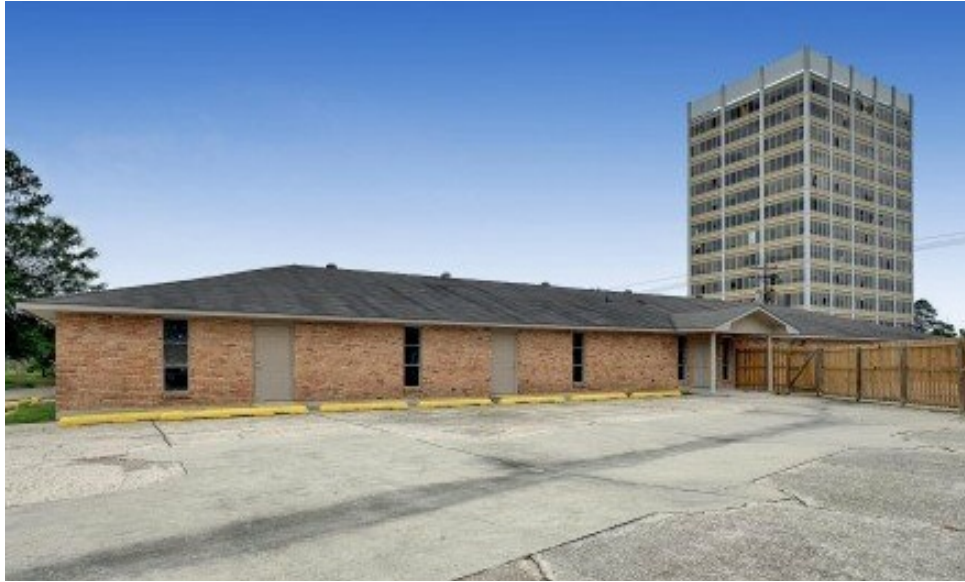
**7315 Exchange Pl**  
Baton Rouge, LA 70806



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**MLS# 2025012389**



**\$499,900**

**6,336 Sqft**

Great Opportunity for investment property in a Prime Location and ready for it's new owner or a savvy investor, this property offers value and potential (previously a Daycare Facility). Building consists of 6336 sq ft. of usable space that features a well-designed layout that includes numerous rooms for offices, spacious open rooms, 4 restrooms and kitchenette. All rooms are generously sized. Don't miss out on this excellent opportunity schedule your showing today!



**Darren James**  
Phone: (225) 335-7666  
LPT Realty, LLC

For full listing details, please scan:

