



**PORT
NOLA**
THE PORT OF
NEW ORLEANS

INDUSTRIAL PROPERTY FOR LEASE

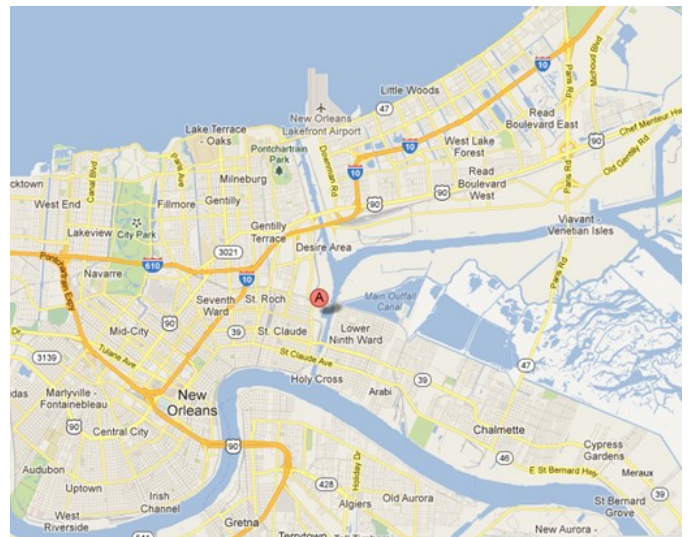
**4501 N. MIRO STREET
NEW ORLEANS, LA 70117**

6.4 +/- acres

Site is zoned Heavy Industrial. Conveniently located, it is 4.04 miles from I-10, 31.62 miles from I-12, and 15.9 miles to the MSY airport. This is the only site on the Inner Harbor that is flood protected with water access and mooring depth at waterline of +/-12'.



IMPROVEMENTS	
	Building
✓	Rail Access
✓	Water Access
	Rail Spur
	Fenced
	Paved
✓	Electric
✓	Gas
✓	Water
✓	Sewer
✓	Flood Protected
✓	Barge Access
✓	Ship Channel Access
✓	Potential FTZ
	Subdividable



For more information, contact the Real Estate Department at
realestate@portno.com - 504-528-3320 or 504-528-3319