

FOR LEASE

PROPERTY OVERVIEW

United Plaza Office Park, situated off Essen Lane, hosts Baton Rouge's foremost corporations along with a selection of top-tier small and medium-sized businesses. With its state-of-the-art telecommunications infrastructure, the park naturally attracts successful companies seeking a thriving environment.

Strategically positioned between I-10 and I-12, the park offers swift access for commuters from neighboring parishes. Nearby establishments and districts include The Baton Rouge Medical District, Our Lady of the Lake, Children's Hospital, Baton Rouge General, Turner Industries, Excel USA, Brown & Root, Hub International, CDI, Cadence Insurance, and numerous others.

AVAILABLE

- Suite 110 9,094 SF
- Suite 230 5,286 SF
- Suite 300 2,578 SF
- Suite 379 934 SF

PRICING

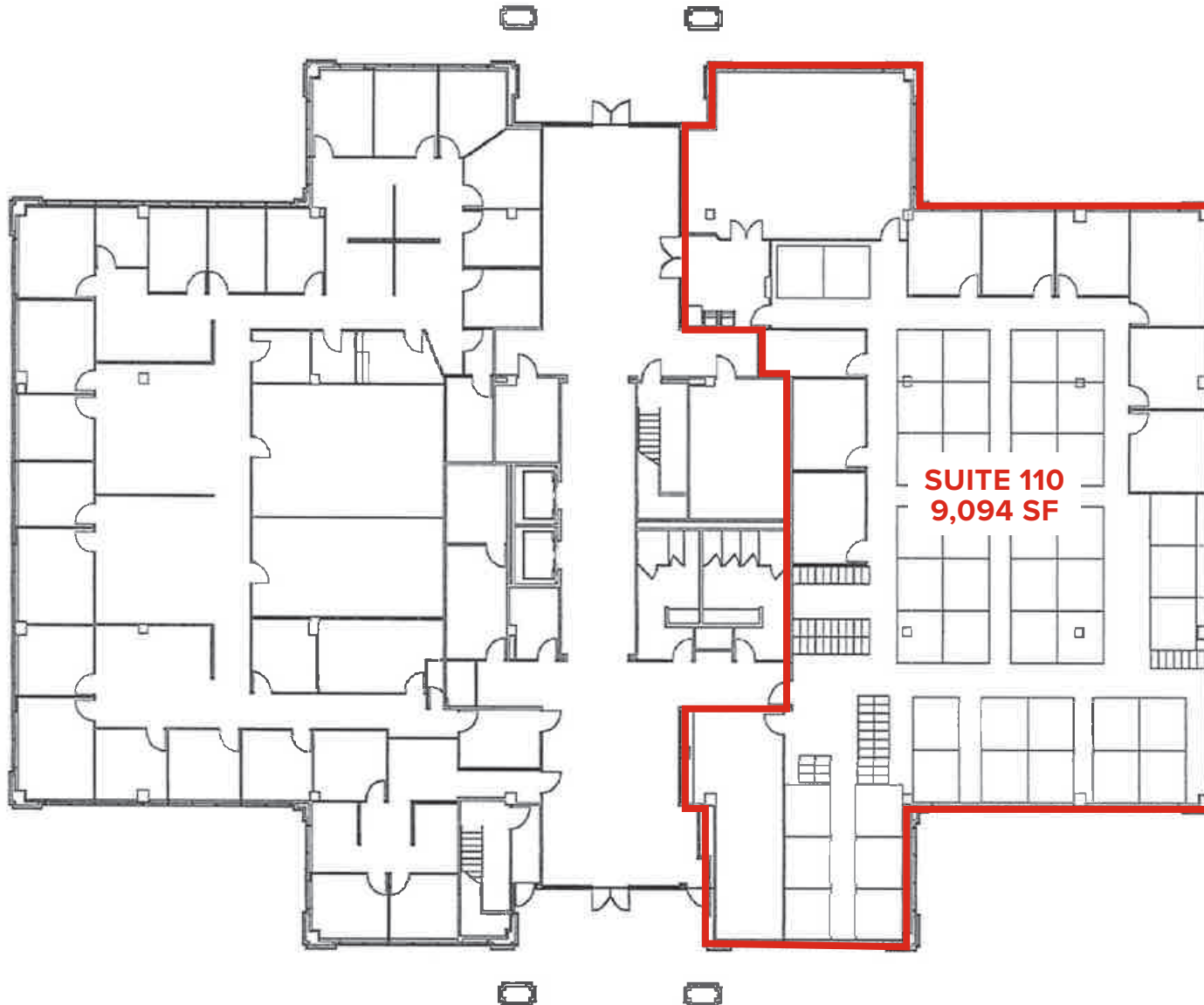
- \$22.00 PSF (Full Service)

HIGHLIGHTS

- Prominent Baton Rouge location with excellent identity
- United Plaza is home to some of the finest companies in both the region and the nation
- Excellent access to Interstate 10 and Interstate 12







SUMMARY

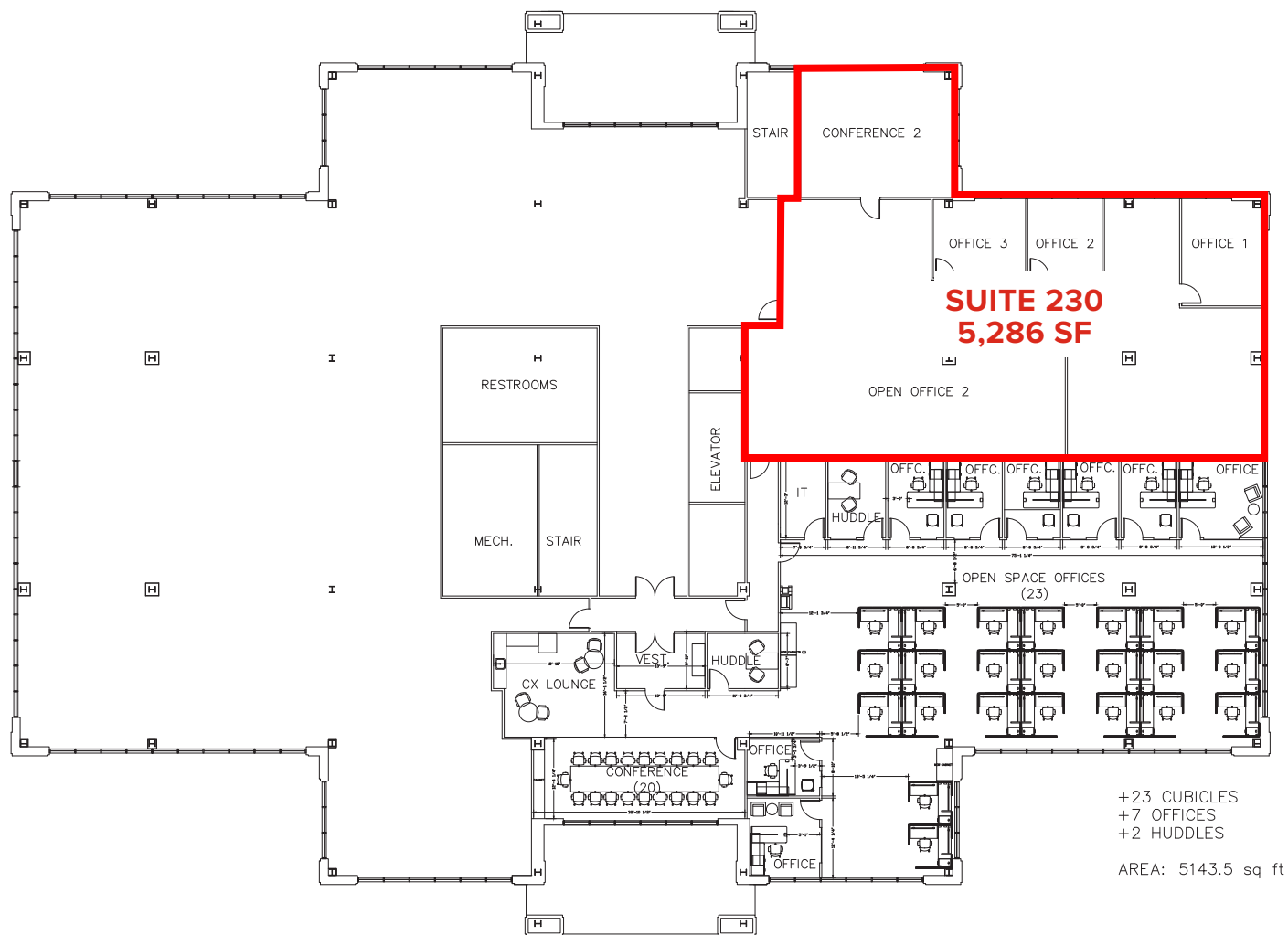
AERIAL

SUITE 110

SUITE 230

SUITES 300 & 379

PHOTOS



PROPOSED FLOOR PLAN - SECOND FLOOR
SCHEMATIC DIAGRAM

SUMMARY

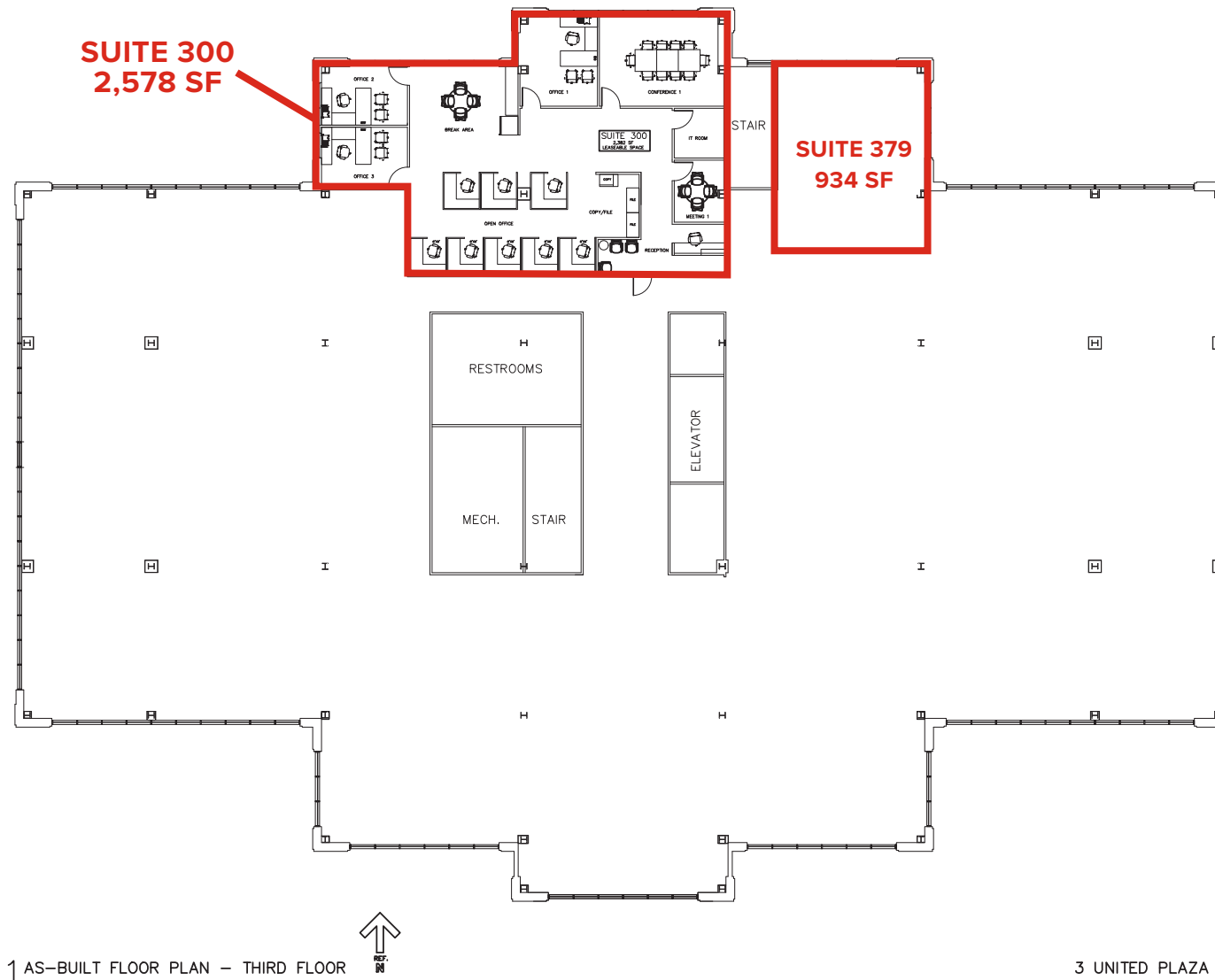
AERIAL

SUITE 110

SUITE 230

SUITES 300 & 379

PHOTOS



stirling

JUSTIN LANGLOIS, CCIM

Office: 225-926-4481

Direct: 225-329-0287

jlanglois@stirlingprop.com

W. FOSTER MURPHY

Office: 225-926-4481

Direct: 225-439-0223

fmurphy@stirlingprop.com

III UNITED

8545 United Plaza Blvd, Baton Rouge, LA

SUMMARY

AERIAL

SUITE 110

SUITE 230

SUITES 300 & 379

PHOTOS

