

SUMMARY

AERIAL

FIRST FLOOR PLAN

SECOND FLOOR PLAN

PHOTOS

PROPOSED RENDERINGS

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.

United V has a generator that can service a single floor and the first floor space has high dock access.

AVAILABLE

- First Floor 18,467 SF
- Second Floor 19,893 SF

PRICING

- \$19.50 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
- Covered and surfaced Parking
- Generator access



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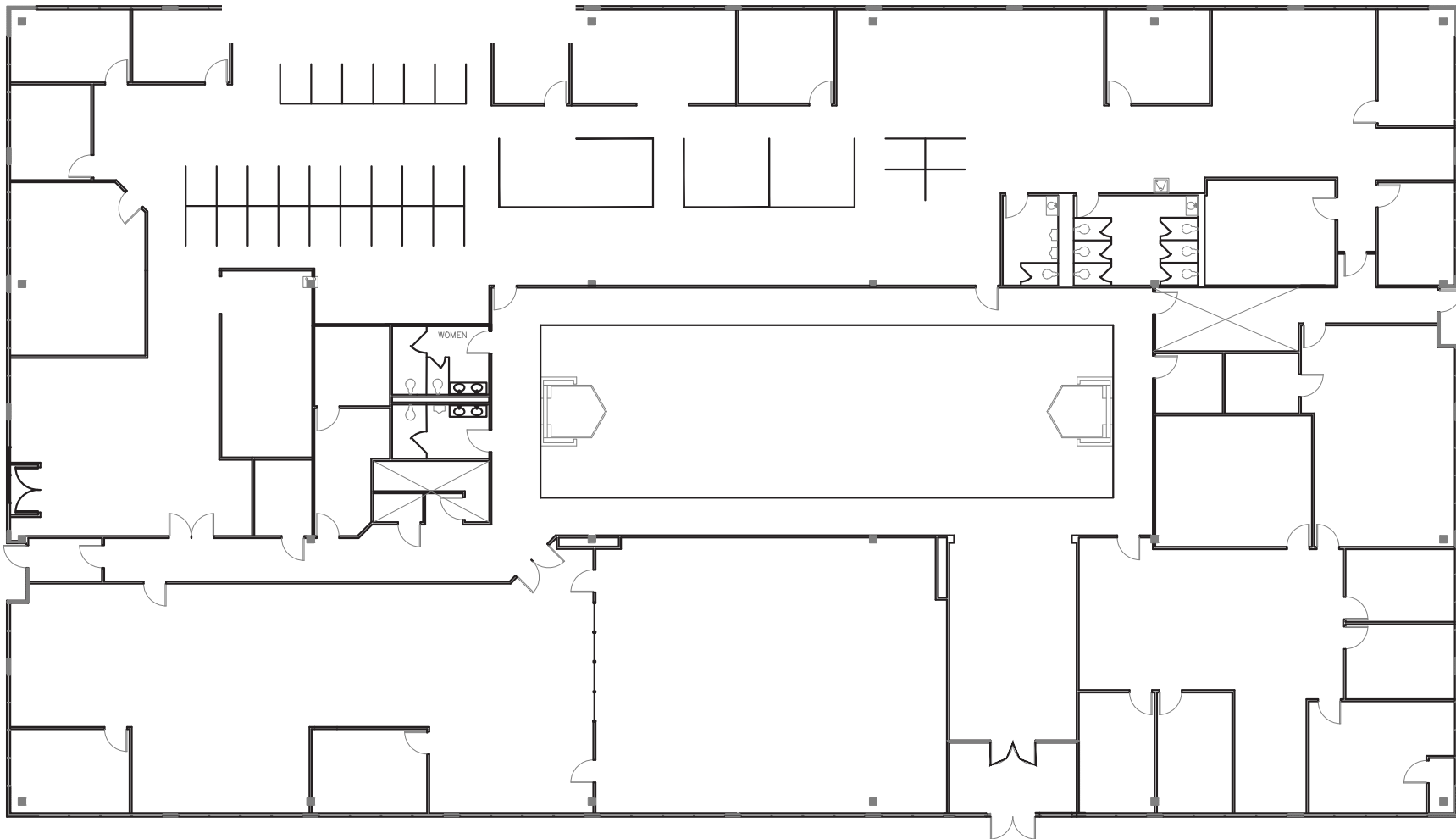
SECOND FLOOR PLAN

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FLOOR PLAN



1 AS-BUILT FLOOR PLAN – FIRST FLOOR



5 UNITED PLAZA

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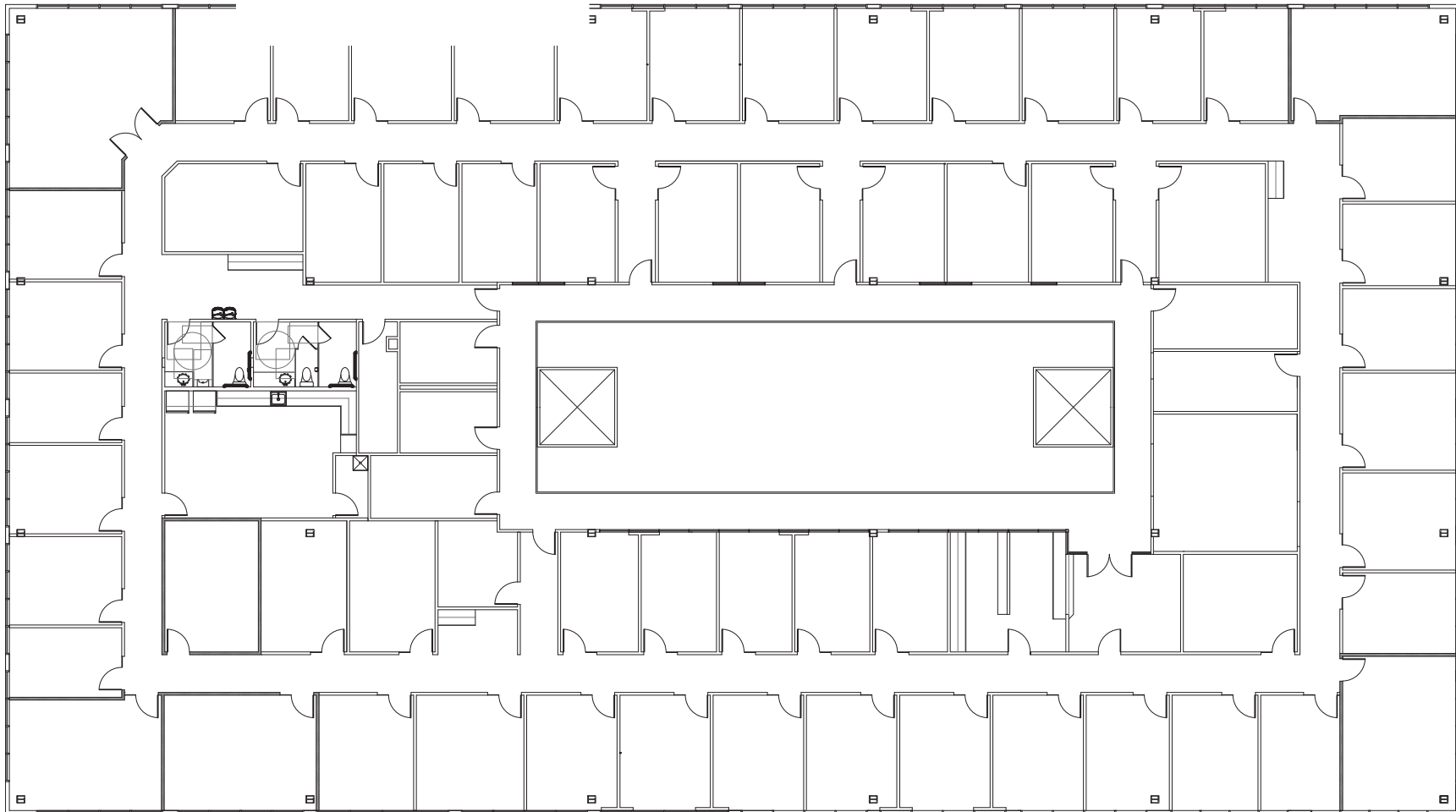
FIRST FLOOR PLAN

SECOND FLOOR PLAN

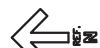
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PROPOSED FLOOR PLAN



1 AS-BUILT FLOOR PLAN – SECOND FLOOR



5 UNITED PLAZA

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

V UNITED

8591 United Plaza Blvd, Baton Rouge, LA

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