

Land For Sale



John Rea Realty

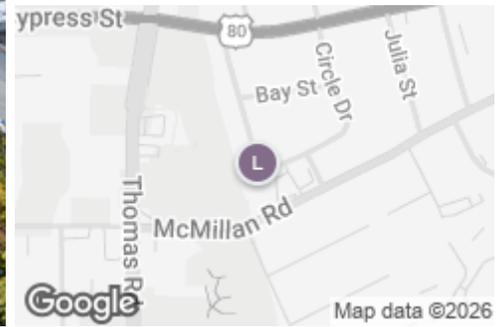
1901 Royal Avenue Monroe, LA 71201 | 318-388-0941

1.92 AC Corner Lot Circle Dr/McMillan Rd

Land: Office For Sale

311 Circle Drive, West Monroe, LA, 71291

Prepared on March 09, 2026



Listing Details | Land For Sale

Secondary Uses	Retail, Office
Total Available Space	1.92 Acres
Asking Price	\$895,000
Listing Price Per SF	-
List Price Per Acre	\$466,146
Cap Rate (Actual)	-
Total Expenses	\$1,625
Terms	Cash, Conventional
Possession	Completion
Signage	None

Show Instructions	Open
Available Date	3/09/2026
Date Listed	3/09/2026
Last Modified	3/09/2026
Listing ID	44479877
Parking Spaces	-
Electric Service	Yes
Water	Yes
Sanitary Sewer	Yes

Property Details

Zoning	B-3
Building Status	Proposed
Parcels	40896
Legal Owner	Mpt Of West Monroe Llc
Submarket	-
County	Ouachita

Water	Yes
Natural Gas	-
Sanitary Sewer	Yes
Topography Desc.	Level
Lot Depth	390 ft
Lot Width	270 ft

Description

Rare opportunity to acquire 1.92± acres with approximately 270 feet of road frontage on McMillan Road in the established Glenwood commercial trade area of West Monroe. Zoned B-3 General Business District, the property supports a wide range of uses including medical, retail, professional office, and hospitality.

Located near Glenwood Regional Medical Center and surrounded by established commercial development, this site offers strong visibility and access within a proven corridor.

Tracts of this size with meaningful frontage in this area seldom become available. An exceptional opportunity for an end user, developer, or investor seeking to secure a strategically positioned commercial asset in one of West Monroe's most established business districts.

Contact



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