



Walgreens
PHARMACY

FOR SUBLEASE

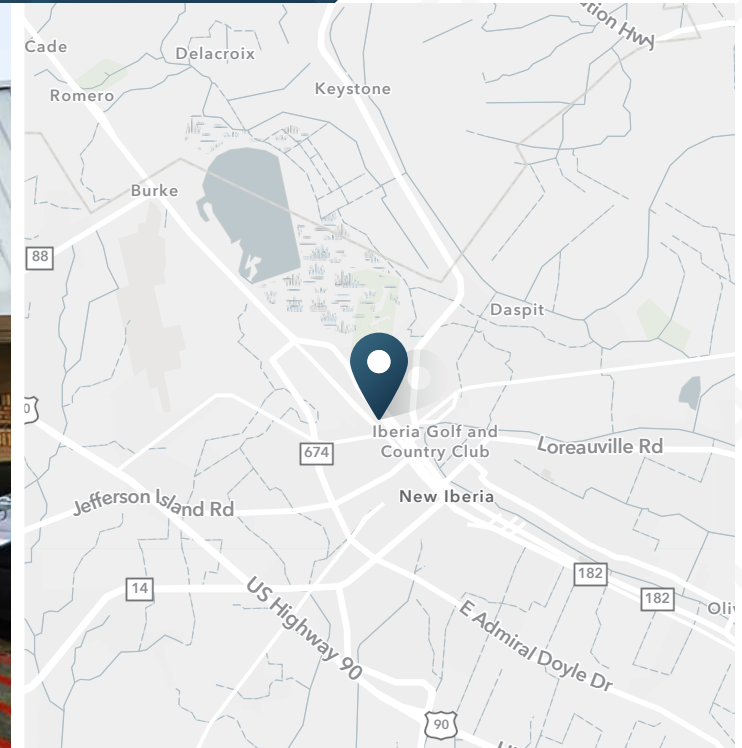
Former Walgreens

1150 W Saint Peter St | New Iberia, LA 70560



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15,400± SF
Available

1/1/2028
Lease Expiration

\$6.00/PSF
Modified Gross
Rate

DESCRIPTION

- Sublease opportunity with potential additional term available at former Walgreens located in New Iberia.
- The site is part of a two-tenant strip which features Roses Express as the co-tenant.
- The subject space is 15,400 SF and has multiple access points and good visibility.
- All offers are subject for approval by Walgreens Real Estate Committee.

NEARBY RETAILERS



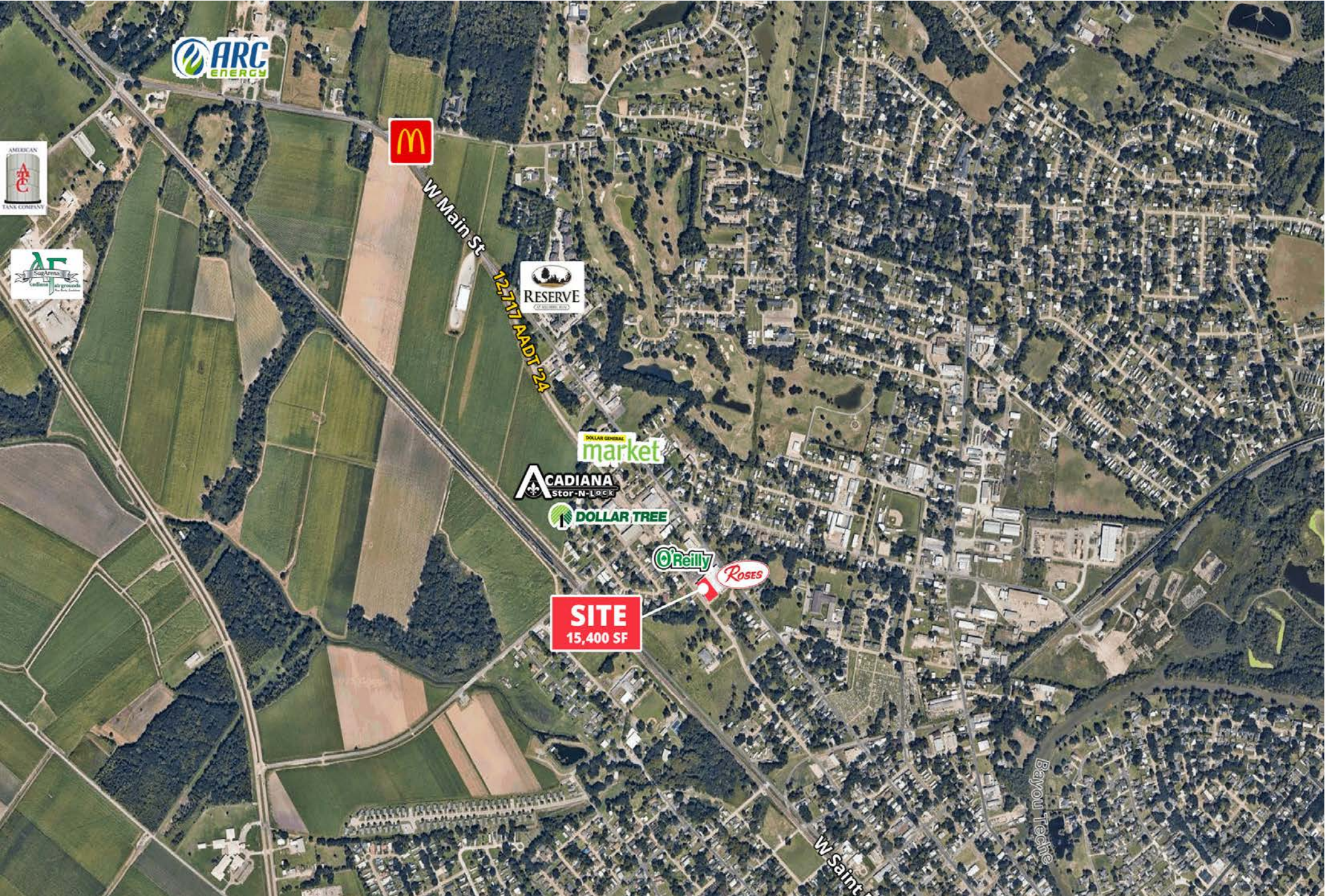
TRAFFIC COUNTS

W Main, north of site
W Saint Peter St, south of site
Year 2024

6,532 AADT
15,860 AADT

Overview

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Site

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Demographics

1150 W Saint Peter St | New Iberia, LA 70560



DEMOGRAPHIC HIGHLIGHTS

1 MILE

6,553	6,068	\$49,787	2,756
2024 Population	Total Daytime Population	Average Household Income	Total Households

3 MILES

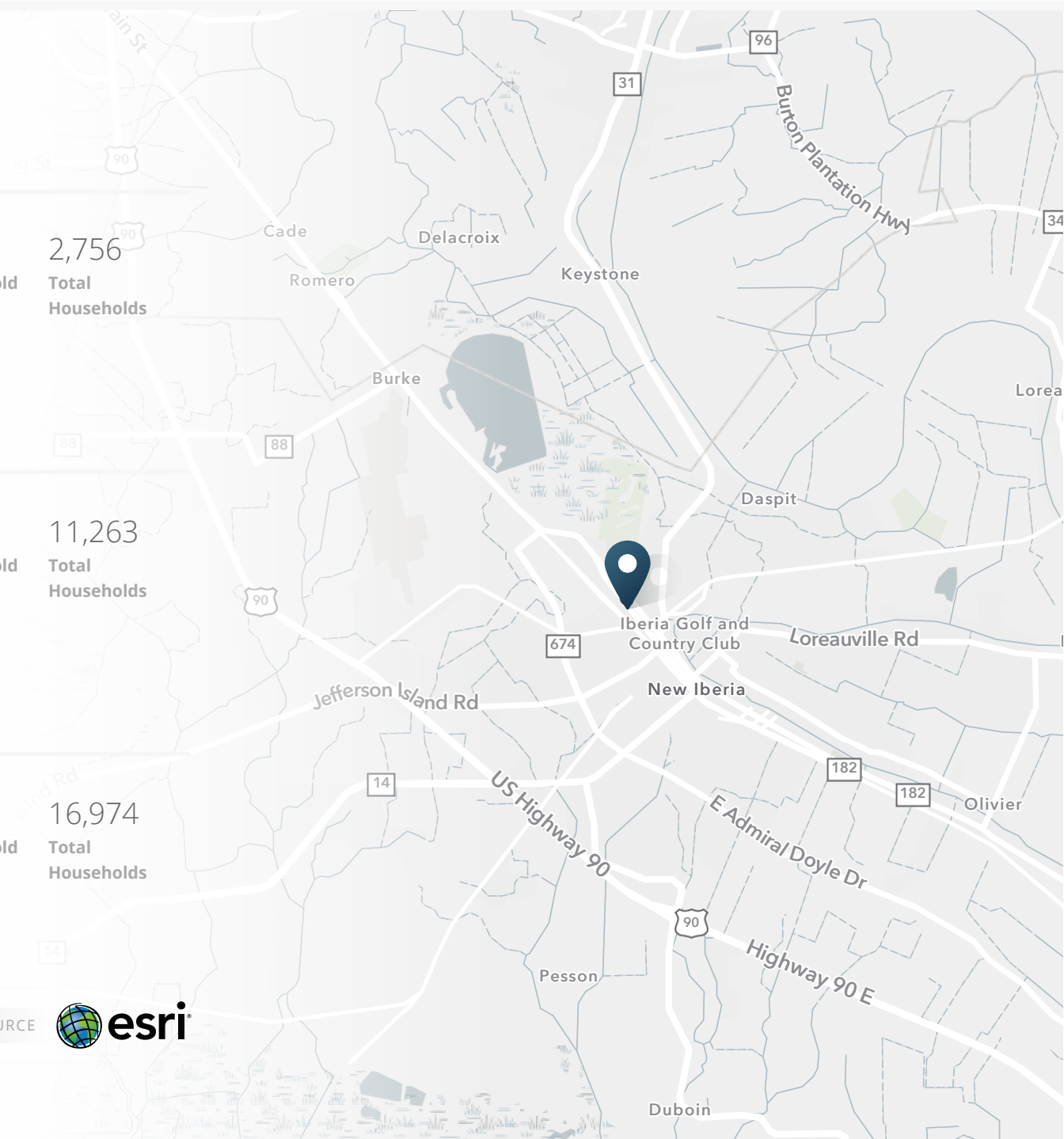
27,763	31,734	\$62,577	11,263
2024 Population	Total Daytime Population	Average Household Income	Total Households

5 MILES

42,723	44,588	\$66,211	16,974
2024 Population	Total Daytime Population	Average Household Income	Total Households

> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





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