



retail specialists

Your Retail Real Estate Experts

Former Captain D's - Shreveport, LA

7798 Youree Drive Shreveport, LA 71105



FOR SUBLEASE

Property Highlights

- 2,200 SF former Captain D's available
- Drive-thru Window
- Ample parking
- Located in close proximity to LSU Shreveport (10,000+ students) and multiple national retailers (Target, Sam's Club, Lowe's, Best Buy, JC Penney, etc.)
- Call for more information and pricing



SQ FT
2,200



TRAFFIC
23,662 VPD



ACCESS
2 Full Access Points

Demographics

1 mile

3 mile

5 mile

	1 mile	3 mile	5 mile
Population	7,045	46,782	123,466
Households	3,604	20,868	51,990
Daytime Pop	16,104	54,082	135,852
Med HH Income	\$54,148	\$66,043	\$55,732

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BROKER OF RECORD:
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www.retailspecialists.com

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University Place

- Target, Best Buy, Burlington, TJ-maxx
- CVS pharmacy, SportClips, crumbl, MSALISTERS, SMOOTHIE KING, Olive Garden, Pizza Hut, Chick-fil-A, SONIC

East Side Plaza

- Stoffer Center, Michaels, DOLLAR TREE, SALLY BEAUTY, GameStop, CAFO

Eastgate Shopping Center

- belk, HOBBY LOBBY, HomeGoods, ROSS, Marshalls, LANE BRYANT, FIVE BELOW, CARRABBA'S, Office DEPOT, OfficeMax, HAVERTYS

Kings Crossing

- LOWE'S, WORLD MARKET, PETSMART, MEN'S WEARHOUSE, popshelf, GameStop, WALK-ONS, MOES, GNC, VULCAN, FIVE GUYS, Cane's

Regal Court

- DICK'S, KOHL'S, JCPenney, Kirkland's, Bath & Body Works, ULTA, DSW, ME, MASSAGE ENZY, BASIN, BR, ROBBINS, benefit, xfinity

Shoppes at Bellemead

- Bayou Walk, Kroger, BOOT BARN, ASHLEY, OLD NAVY, JOANN, BARNES & NOBLE, petco, SUPERCUTS, EDWIN WATTS GOLF, Nike Free Run, LA BOY, MATTRESS FIRM, CITY GEAR, cicis pizza, Starbucks

Other locations marked: Walgreens, Dunkin', Honey Baked Ham, Planet Fitness, Alamo, Whole Foods, lululemon, Hollywood Freest, at home, orangetheory, TORCHY'S, Firehouse Subs, Verizon, Golden Corral, Taco Bell, Pizza Hut, McDonald's, Walmart, Cinemark, Popeyes, Burger King, Slab Creamery, Toov IHop, 9, Planet Fitness, Ebert Court Industrial Loop, 523, 526.

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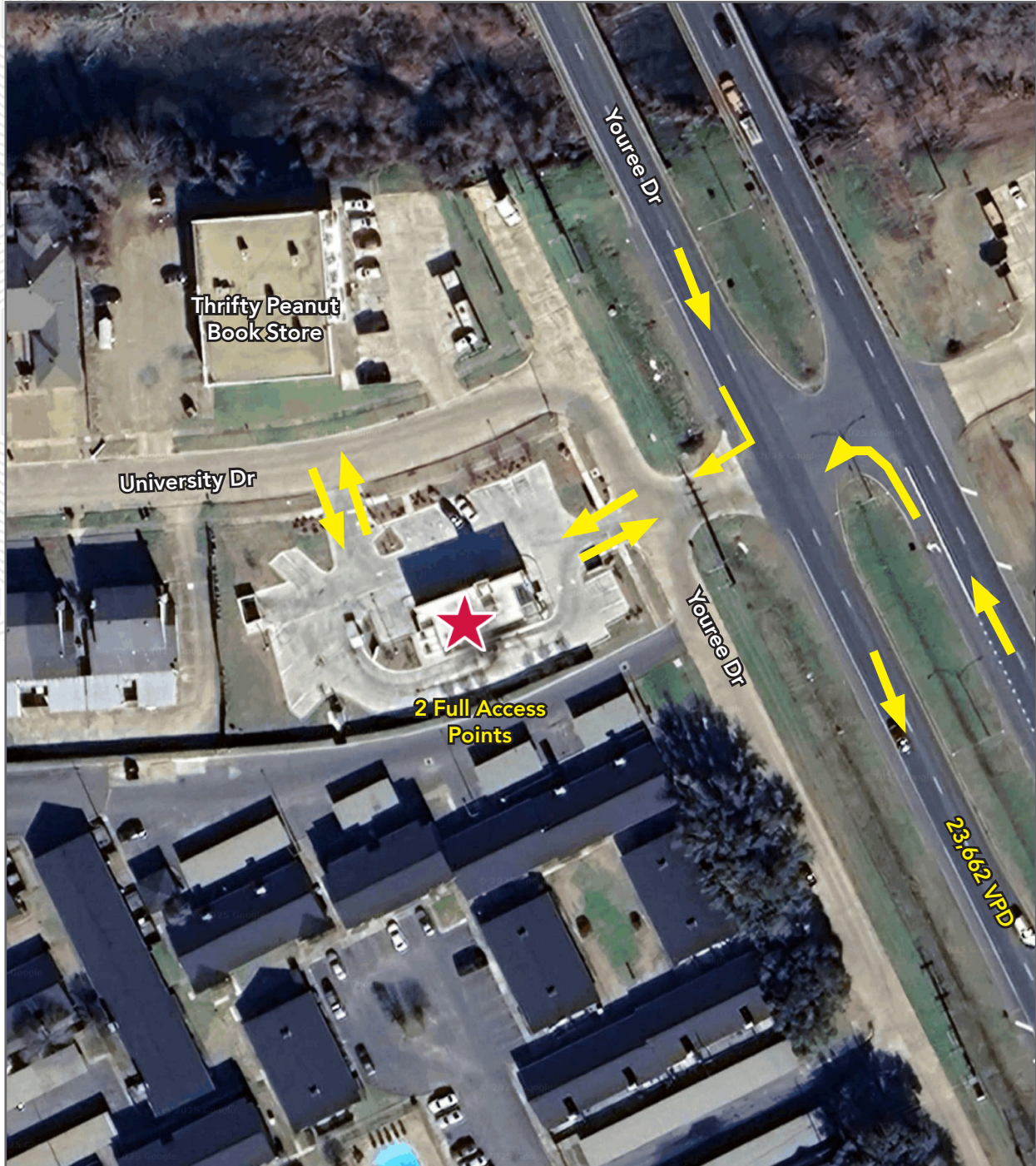


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Site Access



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