

FREESTATE, NORTH HIGHLANDS

ALLENDALE-LAKESIDE

O Forum Drive Shreveport, LA 71107

Land Near Amazon Center For Sale





Offering Summary

Sale Price:	\$114,345
Lot Size:	1.5 Acres
Price / Acre:	\$76,230
Zoning:	I-1

Property Overview

This 1.5-acre cleared commercial lot is perfectly positioned for industrial or business ventures. Zoned I-1 (Light Industrial), the property offers versatile opportunities ideal for warehouses, distribution centers, or small-scale manufacturing. Its expansive space and strategic zoning make it a prime choice for businesses seeking a robust foundation for growth and operations. Conveniently located just off Hearne Avenue and only 1.8 miles from I-220, this site boasts excellent accessibility for logistics and transportation needs. The property is just 0.25 miles from the Amazon facility and is surrounded by numerous industrial and manufacturing businesses, ensuring a thriving commercial environment. This prime location offers unparalleled connectivity and proximity to key industrial hubs.

Sealy Real Estate Services 333 Texas Street, Suite 1050 Shreveport, LA 71101 318.222.8700 www.sealynet.com

NORTH SHREVEPORT MARTIN LUTION KING DR. ARE

AUDREY PARK

Lake View

CrossLake

Patrick Beauvais Direct 318.698.1115 Mobile 318.458.2800 patrickb@sealynet.com

HIGHLAND,

STONER HILL Map data ©2025

Bossier City

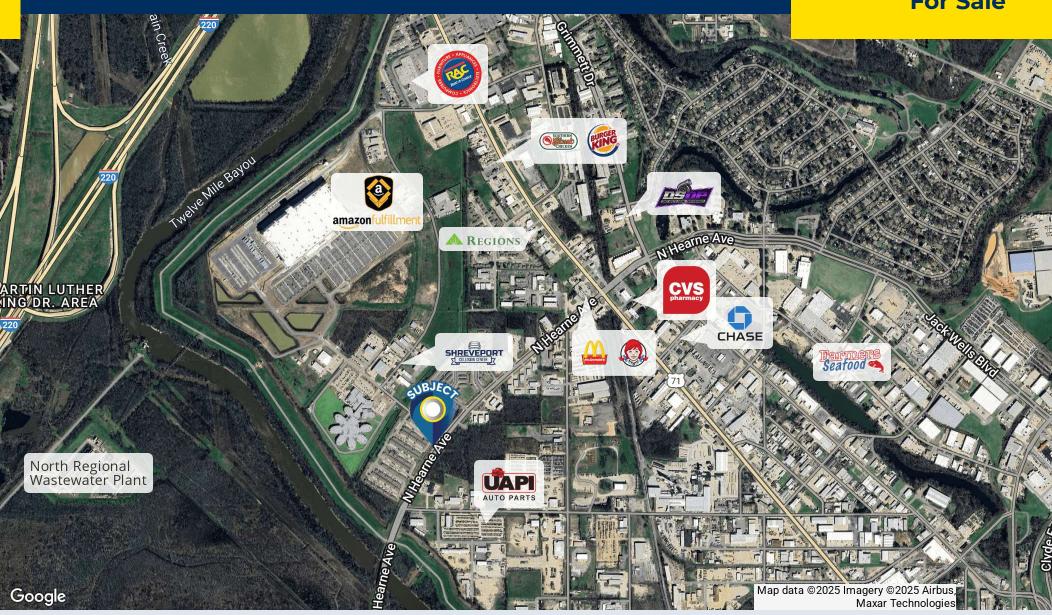
Shreveport

All information set forth in this brochure has been obtained from the owner, personal observation, or other reliable sources. Sealy Real Estate Services, LLC does not guarantee the accuracy of this information and makes no representations or warranties, expressed or implied, in this brochure. Information contained herein is subject to change without notice



O Forum Drive Shreveport, LA 71107

Land Near Amazon Center **For Sale**



Sealy Real Estate Services 333 Texas Street, Suite 1050 Shreveport, LA 71101 318.222.8700 www.sealynet.com

Patrick Beauvais Direct 318.698.1115 Mobile 318.458.2800 patrickb@sealynet.com

All information set forth in this brochure has been obtained from the owner, personal observation, or other reliable sources. Sealy Real Estate Services, LLC does not guarantee the accuracy of this information and makes no representations or warranties, expressed or implied, in this brochure. Information contained herein is subject to change without notice.