

RETAIL SPACE | FOR SUBLEASE Space Between Major Retailers on Veterans Blvd

8855 Veterans Memorial Boulevard

METAIRIE, LA 70003

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EXCELLENT SPACE ON MAJOR RETAIL CORRIDOR

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DESCRIPTION

Sublease a portion of the newly opened ALDI grocery store located in Westgate Plaza Shopping Center, a 206,000-sf regional shopping center. Co-tenants include Marshalls, Michaels, Five Below, and Academy Sports + Outdoors. Veterans Memorial Blvd is the major commercial corridor with approximately 40,591 vpd, providing high visibility. The retail center has multiple curb cuts and two signalized intersections, which provides easy customer access, and features convenient parking.

The retail space is approximately 4,725 sf and measures 27'x175'. It will be delivered as a cold, dark shell. Zoned C-2 commercial, it is ideal for a variety of retail uses.

OVERVIEW

SIZE 4,725 sf

LEASE RATE \$22.00/sf, NNN (est. net charges are approximately \$4.00/sf)

PARKING Plentiful surface parking shared with co-tenants



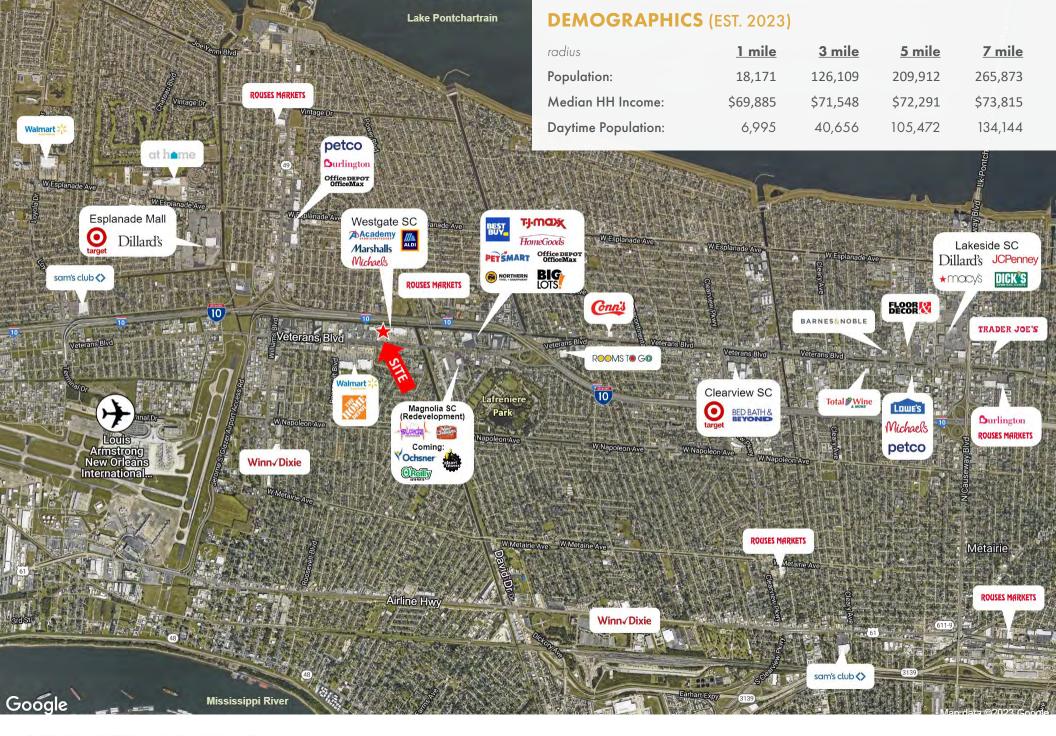
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8855 VETERANS BLVD



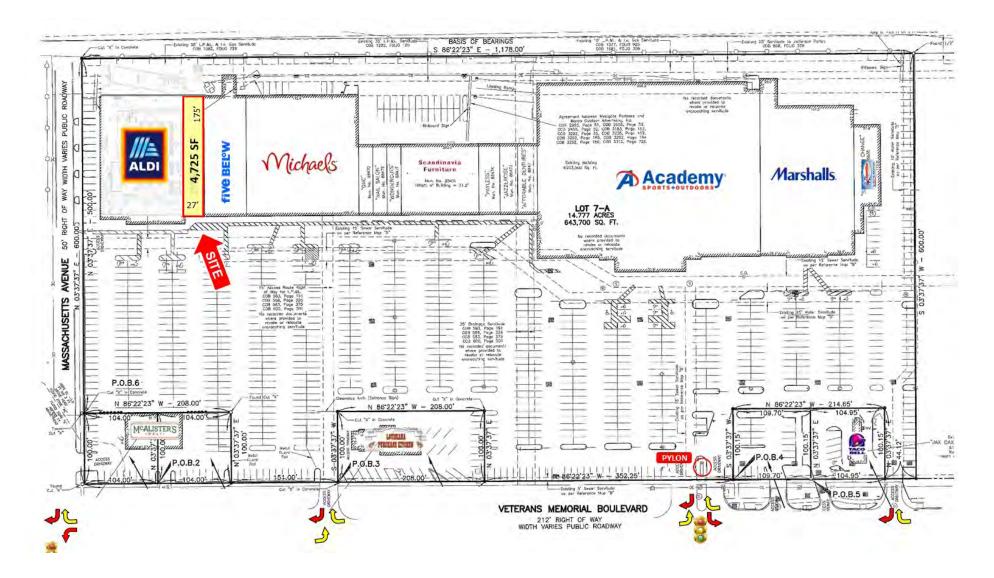
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8855 VETERANS BLVD SITE PLAN





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