

1.55 Acres on Basic Drive

0 Basic Drive, West Monroe, LA 71292



Listing ID: 30237297
Status: Active
Property Type: Vacant Land For Sale
(also listed as Hospitality, Retail-Commercial)
Possible Uses: Hospitality, Office
Gross Land Area: 1.55 Acres
Sale Price: \$7.50 PSF
Unit Price: \$7.50 PSF
Sale Terms: Cash to Seller



Overview/Comments

Site Ready! Priced to Sell!

1.55 +/- Acres in Basic Drive Commercial Park just behind Walk-On's Bistro!

Access: Paved.

Electric, Gas, Water, Sewer: On Site.

Underground Utilities.

Water Type: Public.

Timber: Cleared.

Mineral Rights: Purchaser to Acquire.

Adjacent Lot Available (1.44 +/- Acres. Lot 1A at \$4.50 PSF)

Area Businesses: Walk-On's, Texas Roadhouse, Academy Sports and Outdoors, Duck Commander, Glenwood Regional Medical Center, Chick-fil-A, Hobby Lobby, WalMart Supercenter, Best Western West Monroe Inn, Outback Steakhouse, Cracker Barrel Old Country Store, Harbor Freight Tools, Logan's Roadhouse, Red Roof Inn, Chili's Grill & Bar, Office Depot.

All measurements approximate. Buyer to verify. For more information, please contact Jennifer Causey at 318-261-0892.

More Information Online

<https://www.lacdb.com/listing/30237297>

QR Code

Scan this image with your mobile device:



General Information

Taxing Authority:	Ouachita Parish	Zoning:	COMMERCIAL
Tax ID/APN:	131086	Adjacent Parcels Available:	Yes
Possible Uses:	Hospitality, Office, Retail, Retail-Pad, Other	Sale Terms:	Cash to Seller

Area & Location

Property Located Between:	Thomas Road and Old Natchitoches Road	Feet of Frontage:	438
Property Visibility:	Excellent	Highway Access:	I-20
Legal Description:	LOT 1B 2ND RESUB OF LOT 1 BASIC DRIVE COMMERCIAL PARK	Airports:	Monroe Regional Airport - 15 min (8.7 miles) via I-20 E
Largest Nearby Street:	Thomas Road		

Site Description 1.55 +/- Acres in Basic Drive Commercial Park just past Walk-On's Bistreaux & Bar. Access: Paved. Electric, Gas, Water, Sewer: On Site. Water Type: Public. Timber: Cleared. Mineral Rights: Purchaser to Acquire. Extras: Adjacent Lot Available (1.44 +/- Acres. Lot 1A at \$282,269) Underground Utilities. Waterfront - None. Fencing - None.

Area Description Area Businesses: Walk-On's, Texas Roadhouse, Academy Sports and Outdoors, Duck Commander, Glenwood Regional Medical Center, Chick-fil-A, Hobby Lobby, WalMart Supercenter, Best Western West Monroe Inn, Outback Steakhouse, Cracker Barrel Old Country Store, Harbor Freight Tools, Logan's Roadhouse, Red Roof Inn, Chili's Grill & Bar, Office Depot.

Land Related

Lot Frontage:	438 Feet	Topography:	Level
Lot Depth:	366 Feet	Available Utilities:	Electric, Water, Gas, Sewer, Storm Drain
Zoning Description:	Commercial	Water Service:	Municipal
Development Name:	Basic Drive Commercial Park	Sewer Type:	Municipal

Location

Address:	0 Basic Drive, West Monroe, LA 71292
County:	Ouachita
MSA:	Monroe



Property Images



Street View Lot 1B



Lot 1B 1.55 +/- Acres



Paved Access



Adjacent 1.44 +/- Acre Lot Available



Underground Utilities



Lot 1A 1.44 +/- Acres



Corner of Basic Dr/Old Natchitoches



Aerial View



Lot 1B Tax Map



Survey Map

Property Contacts



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