

SUBWAY

Auto Zone

FAMILY DOLLAR

Commercial Land For Sale

1.10 ACRES



Highway 93 (Duffy Ave) Grand Coteau, LA 70584

Cade Bogan | 225.333.9807 | cbogan@beaubox.com



Commercial Land For Sale

Highway 93 (Duffy Ave) Grand Coteau, LA 70584

PROPERTY SUMMARY



Property Description

1.10 Acres of Vacant Land situated on the southwest corner of Highway 93 (Duffy Avenue) and Interstate 49 South Service Road. The subject property has 378.3' of frontage on Highway 93, and is located just west of Interstate 49. The traffic counts on Highway 93 exceed 8,900 vehicles per day and 45,000 vehicles per day on Interstate 49.

Offering Summary

Lot Size:	1.1 Acres
Sale Price:	\$375,000
\$Per/SF:	\$7.83 PSF
Parcel #:	0200579500
Parish:	St. Landry

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AERIAL DRONE



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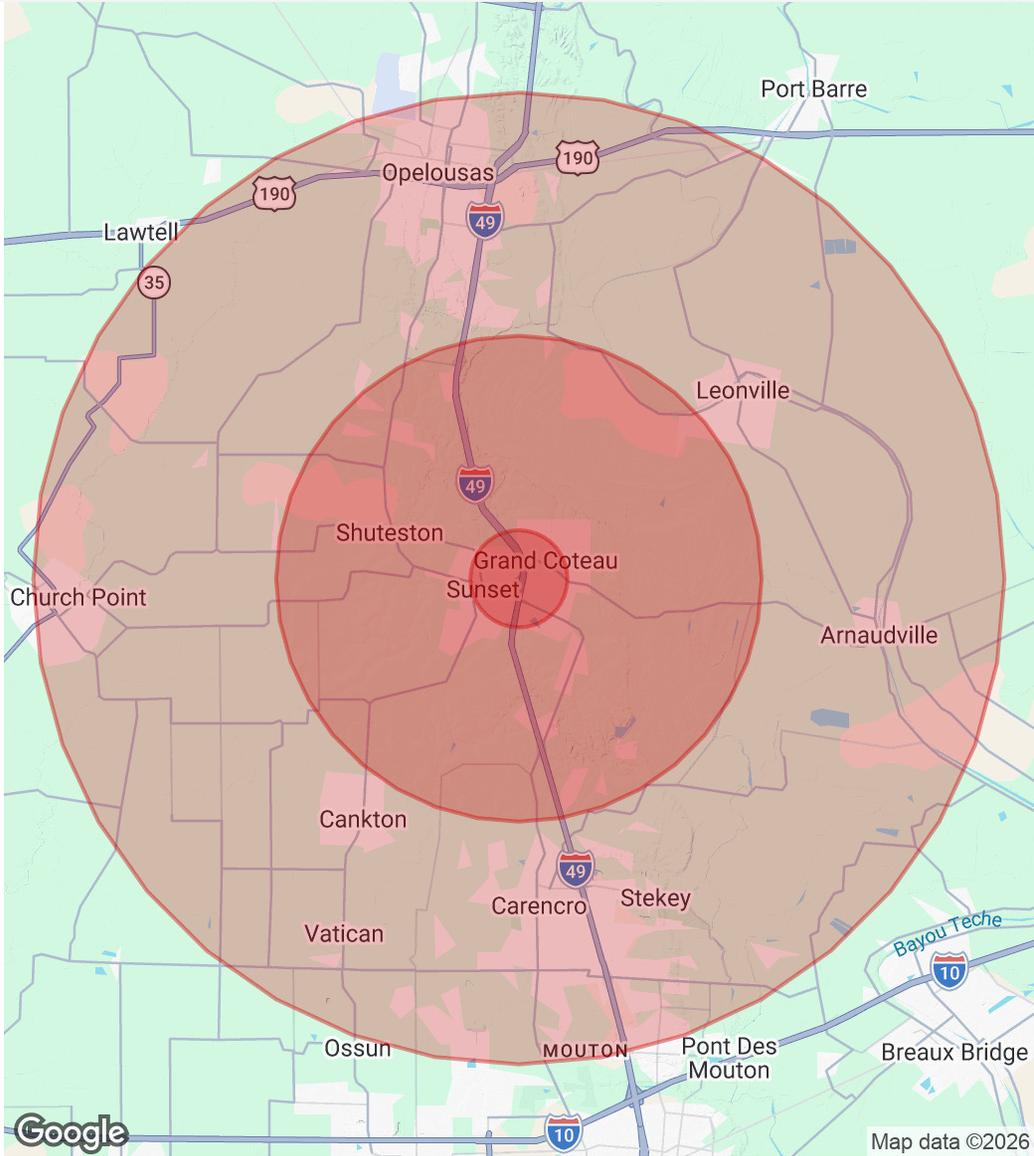
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DEMOGRAPHICS MAP & REPORT

Population	1 Mile	5 Miles	10 Miles
Total Population	2,261	14,558	81,598
Average Age	41	40	39
Average Age (Male)	39	39	38
Average Age (Female)	43	41	40

Households & Income	1 Mile	5 Miles	10 Miles
Total Households	917	5,686	31,743
# Of Persons Per HH	2.5	2.6	2.6
Average HH Income	\$63,607	\$84,267	\$76,977
Average House Value	\$260,969	\$269,594	\$229,487

Demographics data derived from AlphaMap



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