



CORPORATE REALTY

201 St. Charles Ave., Suite 3811, New Orleans, LA 70170
504.581.5005 | corp-realty.com

RETAIL SPACE | FOR SUBLEASE

Sublease Space Adjacent to Aldi Grocery

5901 Airline Drive

METAIRIE, LA 70003

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SUBLEASE NEXT TO ALDI

5901 Airline Drive, Metairie, LA 70003

DESCRIPTION

This well-positioned retail center is located along Airline Drive (26,853 vpd) across from the New Orleans Saints and New Orleans Pelicans practice facilities and less than one mile from the Jefferson Performing Arts Complex and the sports-oriented LaSalle Park. This location services the densely populated residential neighborhoods of both Metairie and Kenner.

The spaces are next to a recently opened ALDI and are delivered in raw condition. There is an abundance of parking, good pylon signage, and four curb cuts, two of which are accessed from the signalized intersection at Elise Avenue.

OVERVIEW

| | <u>SUBLEASE SPACE 1</u> | <u>SUBLEASE SPACE 2</u> |
|-------------|-------------------------|-------------------------|
| | 14,280 sf (62' x 223') | 21,454 sf (92' x 223') |
| LEASE RATE | \$12.00/sf, NNN | |
| NET CHARGES | approx. \$3.00/sf | |
| PARKING | 203 shared spaces | |



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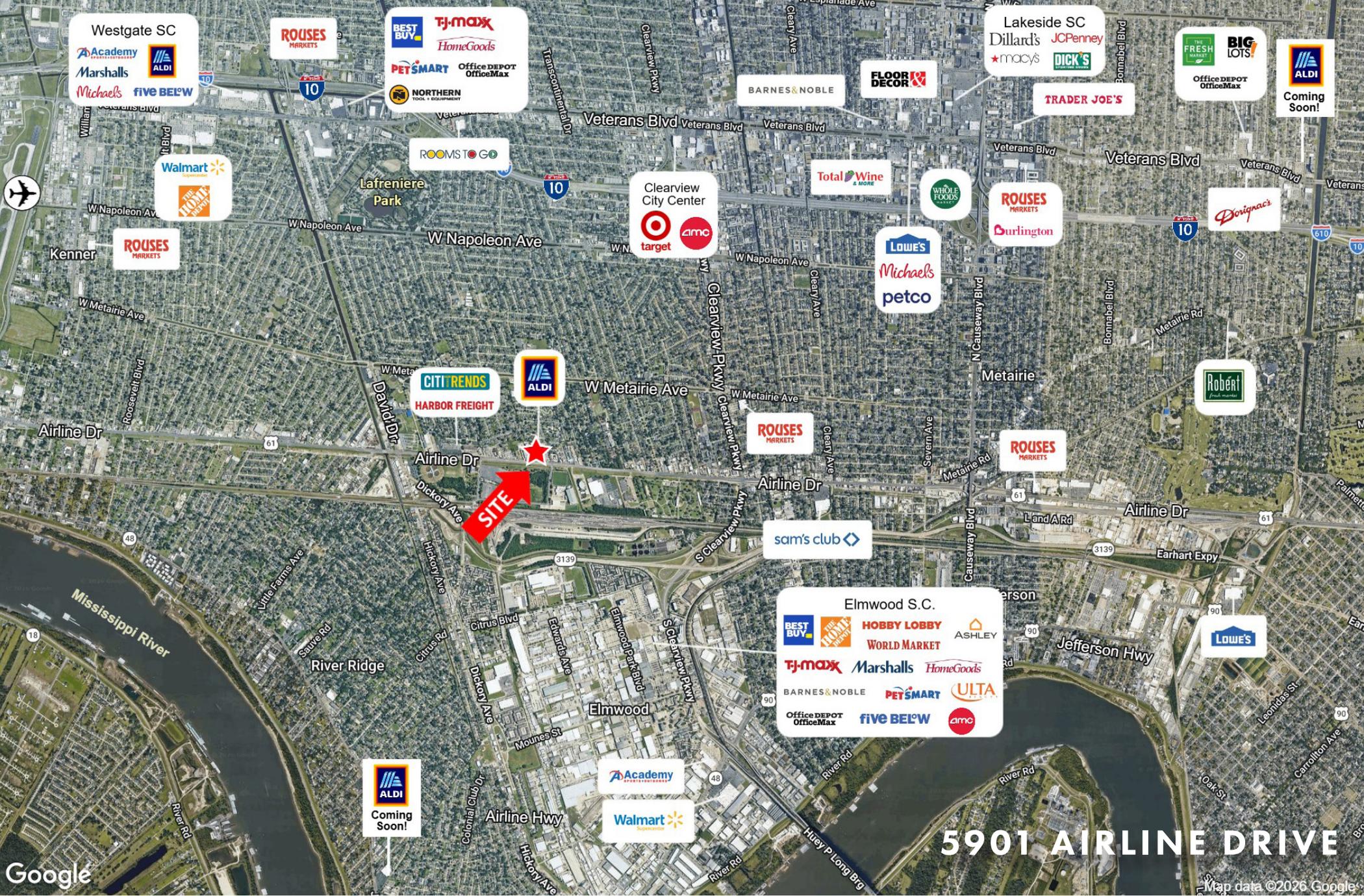
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DEMOGRAPHICS (EST. 2025)

| radius/drive time | 1 mile | 3 mile | 5 mile | 10 minute |
|---------------------|----------|----------|-----------|-----------|
| Population: | 12,776 | 132,287 | 238,129 | 113,439 |
| Average HH Income: | \$93,743 | \$97,878 | \$106,445 | \$95,075 |
| Median HH Income: | \$73,208 | \$74,858 | \$79,606 | \$72,292 |
| Daytime Population: | 5,625 | 157,357 | 219,439 | 153,289 |





5901 AIRLINE DRIVE

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5901 AIRLINE DRIVE

SITE PLAN



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