



12.3 ACRES
FOR SALE

LEASING CONTACT

RICHARD WEBER
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JONATHAN FAWER
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MANAGING BROKER

TED GILDEA
617.369.5914
tgildea@atlanticretail.com

PROJECT HIGHLIGHTS

- Excellent exposure & visibility to I-49
- Traffic Counts - I-49 74,085 CPD (2021) E. Gloria Switch Rd 10,589 CPD (2021)
- Located just south of Amazon Fulfillment Center & FedEx Distribution Center

DEMOGRAPHICS



TOTAL HOUSEHOLDS

3 MILES	5 MILES	7 MILES
10,794	27,672	48,766



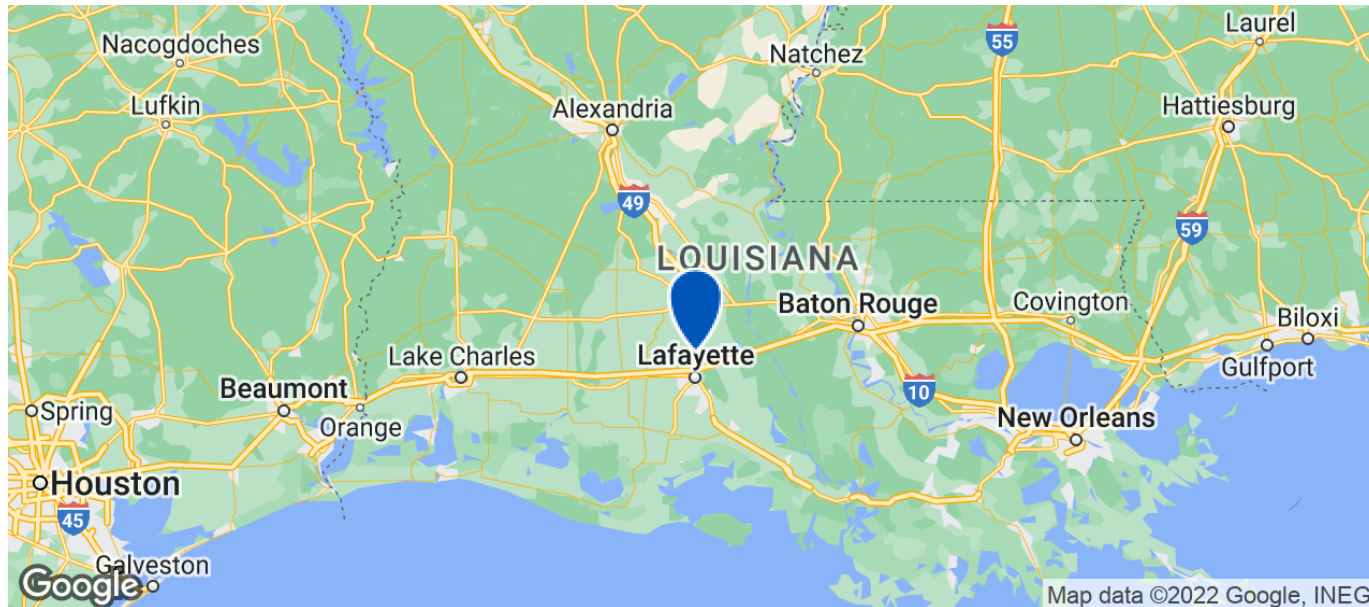
TOTAL POPULATION

3 MILES	5 MILES	7 MILES
27,826	71,617	119,377



AVERAGE INCOME

3 MILES	5 MILES	7 MILES
\$73,449	\$70,355	\$73,378



Map data ©2022 Google, INEGI

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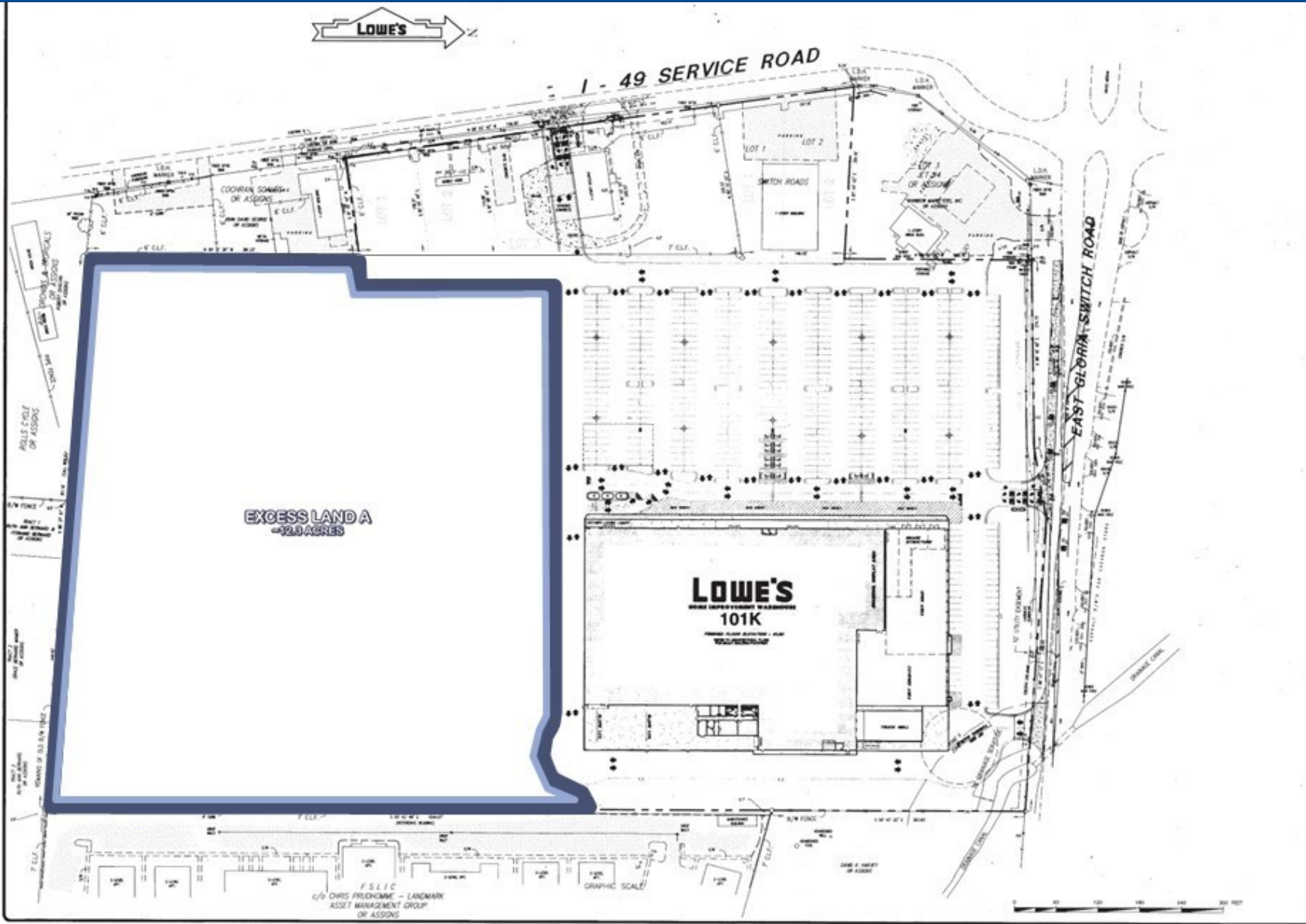
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CORPORATE REALTY



REVISIONS	DATE
NO. 1	11-11-10
NO. 2	11-11-10
NO. 3	11-11-10
NO. 4	11-11-10
NO. 5	11-11-10
NO. 6	11-11-10
NO. 7	11-11-10
NO. 8	11-11-10
NO. 9	11-11-10
NO. 10	11-11-10

ADAMS CONSULTING ENGINEERS, INC.
CIVIL / ENVIRONMENTAL ENGINEERS • SURVEYORS
6500 Dugan Road • Tyler, Texas 75703 • 800.264.8400

LOWE'S
N. LAFAYETTE, LOUISIANA
OVERALL SITE PLAN



PROJECT NO.	SAW
PROJECT TECH.	SAW
DRAWN BY	SAW
CHECKED BY	SAW
JOB NO.	99-089
SHEET NO.	5

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