



SAURAGE ROTENBERG
COMMERCIAL REAL ESTATE

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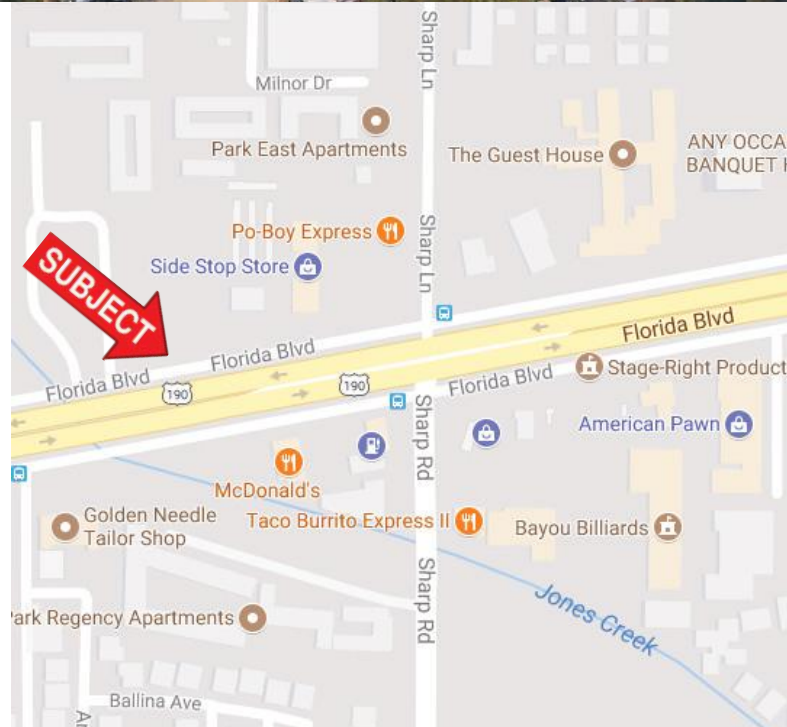
FOR SALE

**9977 FLORIDA BOULEVARD
BATON ROUGE, LA 70815**

~~\$275,000~~ **REDUCED!** **1.84 ACRES**
\$ 250,000

HIGHLIGHTS

- Vacant Land Available for Sale
- 1.84 Acre Lot
- 1/2 Block from Florida & Sharp Intersection
- Zoned C-2
- Ground Lease Possible
- Excellent for Office, Mini-Warehouse, Retail, Etc.



SAURAGE ROTENBERG COMMERCIAL REAL ESTATE, LLC
5135 BLUEBONNET BLVD
BATON ROUGE, LA 70809

TEL 225 766-0000
FAX 225 766-2229

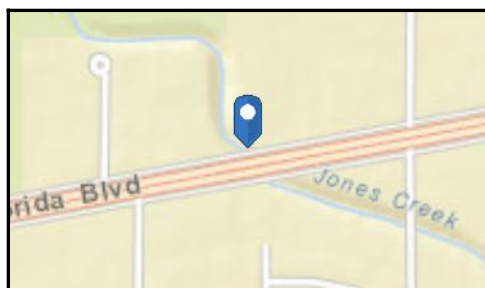
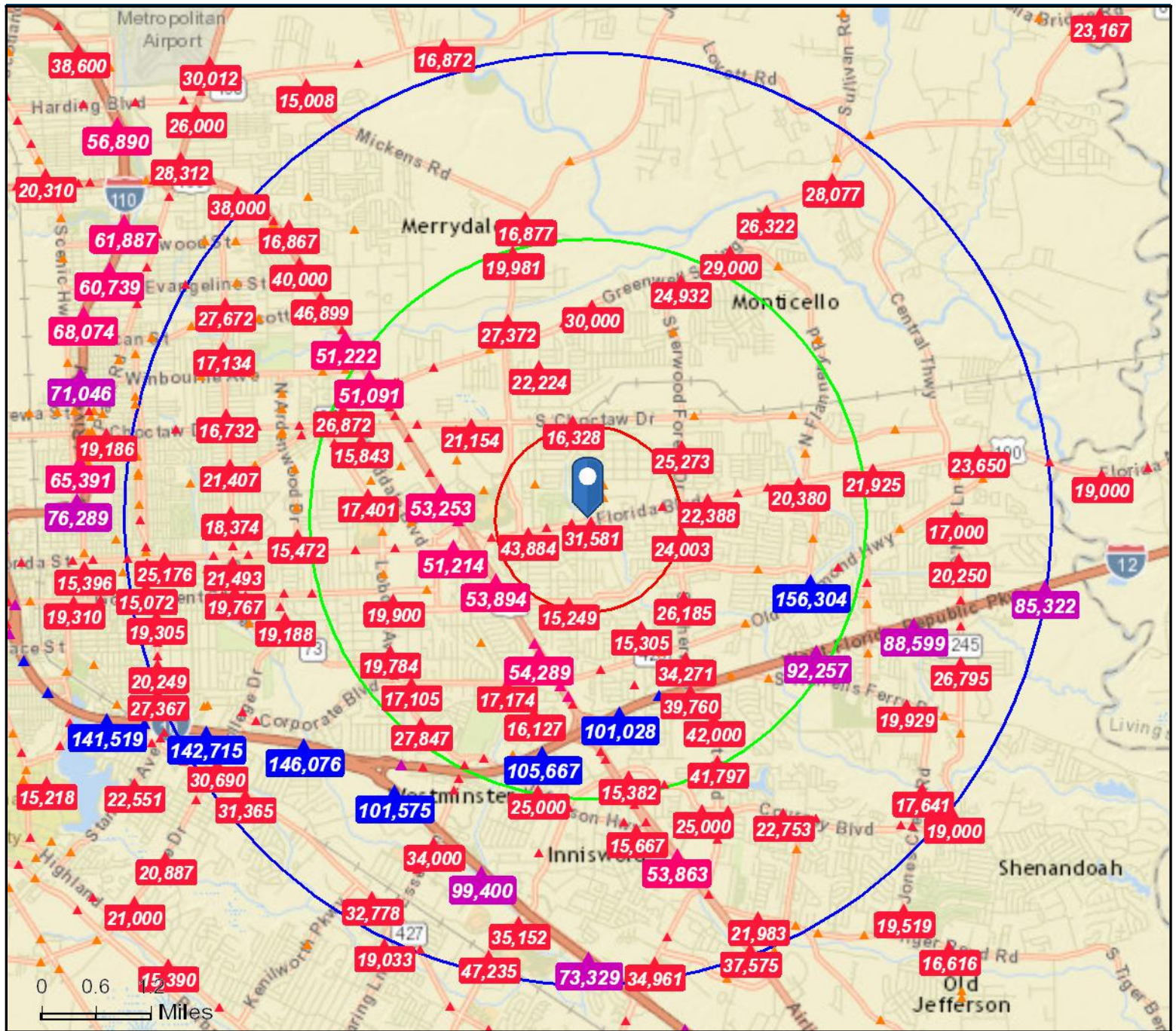
WEB SAURAGEROTENBERG.COM

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Traffic Count Map

9977 Florida Blvd, Baton Rouge, Louisiana, 70815
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 30.45645
Longitude: -91.07494



Average Daily Traffic Volume

- ▲ Up to 6,000 vehicles per day
- ▲ 6,001 - 15,000
- ▲ 15,001 - 30,000
- ▲ 30,001 - 50,000
- ▲ 50,001 - 100,000
- ▲ More than 100,000 per day



Source: ©2017 Kalibrate Technologies

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