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NEW ORLEANS EAST GUTTED OFFICE BUILDING

8370 Lake Forest Blvd, New Orleans, LA 70126



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DESCRIPTION

Vacant, gutted commercial building in New Orleans East, just off the Crowder Blvd exit on Lake Forest Blvd. The 5,000 SF property has been vacant since Katrina, and sits on 9,727 SF of land. C-1 zoning allows for a multitude of commercial uses.

The property is in close proximity to new residential development and existing shopping centers, with tenants like Dollar General, Walgreens, Fidelity Bank, Subway, Planet Fitness, etc.

BLDG SIZE: 5,000 SF

ZONING: C-1

LAND SIZE: 9,727 SF

PRICE: \$210,000 (\$42.00/SF)

DEMOGRAPHICS

2020 DEMOGRAPHICS	5 minutes	10 minutes	15 minutes
ESTIMATED POPULATION	39,068	103,026	220,073
AVERAGE HH INCOME	\$41,762	\$45,202	\$57,183

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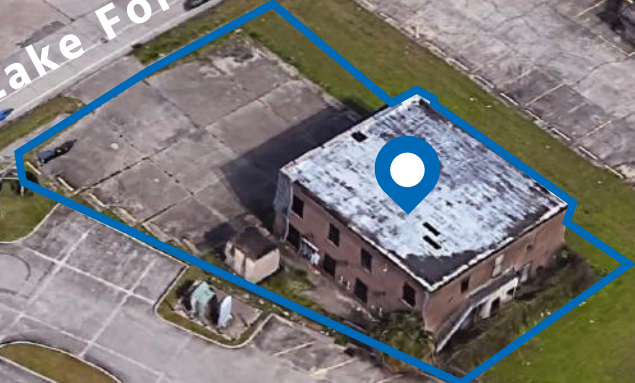


TO I-10



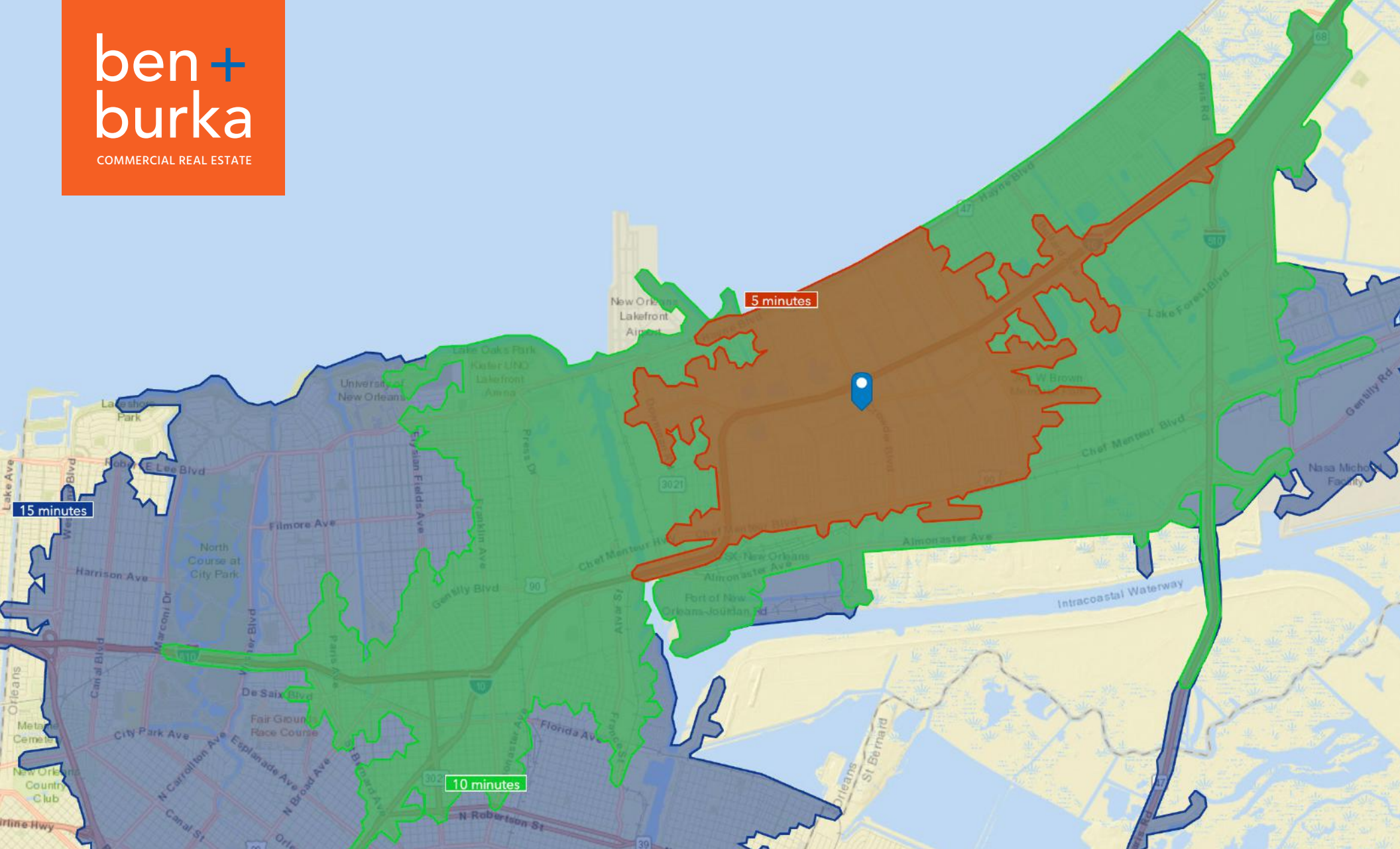
Crowder Blvd

Lake Forest Blvd



AERIAL VIEW

 8370 Lake Forest Blvd, New Orleans, LA 70126



DRIVE TIME MAP

📍 3200 Tulane Avenue, New Orleans, LA 70119

For more information, please contact the Owner's exclusive representative:

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AARON KAZANOFF

AGENT

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