



# ben + burka

COMMERCIAL REAL ESTATE

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## NEW ORLEANS EAST RETAIL CENTER

10160 I-10 Service Road South, New Orleans, LA 70127



## NEW ORLEANS EAST RETAIL FOR SALE

10160 I-10 Service Rd South, New Orleans, LA 70127

### DESCRIPTION

Located on an extremely high visibility section of I-10, 10160 I-10 Service Road South offers 2 units and 2,600 SF of retail space along with significant excess land available for sale. The property has over 23,000 SF of excess vacant land that is buildable, in addition to the existing building and 25+ off-street parking spots.

The property is zoned C-3, and as such allows for a wide range of commercial uses, including retail, office, day-care, grocery, bar, etc.

This space is located in close proximity to a number of national businesses such as Enterprise Rent a Car, Napa Auto Parts, Popeyes, Mcdonalds, Best Western, CVS, Wendy's, PJ's Coffee, etc.

**BLDG SIZE:** ~2,600 sf

**SALE PRICE:** \$425,000.00

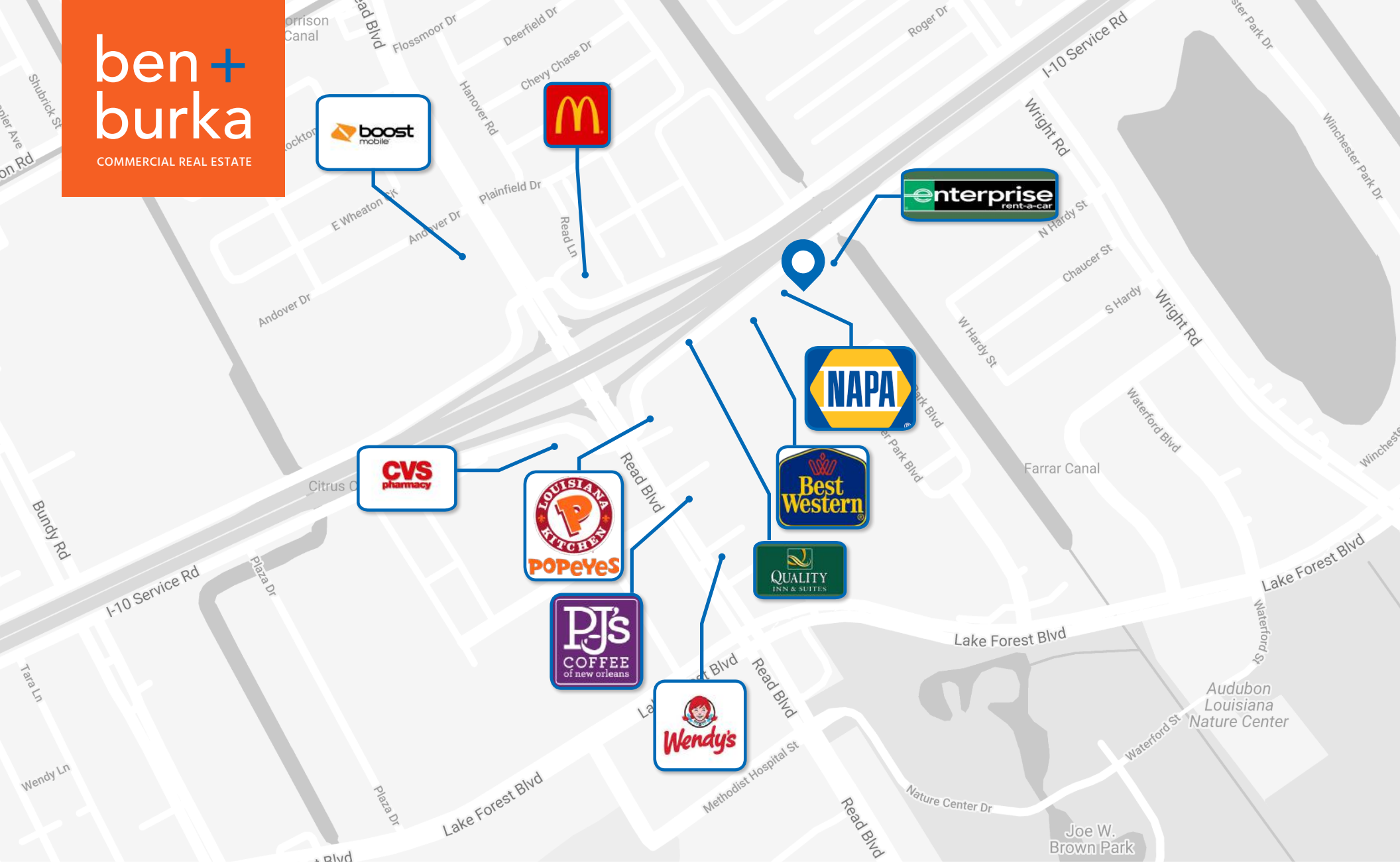
**LAND SIZE:** 40,684

**ZONING:** C-3

### DEMOGRAPHICS

2021 DEMOGRAPHICS	5 minutes	10 minutes	15 minutes
<b>POPULATION</b>	33,157	80,866	189,017
<b>AVERAGE HH INCOME</b>	\$51,184	\$49,801	\$60,420





## POINTS OF INTEREST MAP

📍 10160 I-10 Service Rd South, New Orleans, LA 70127

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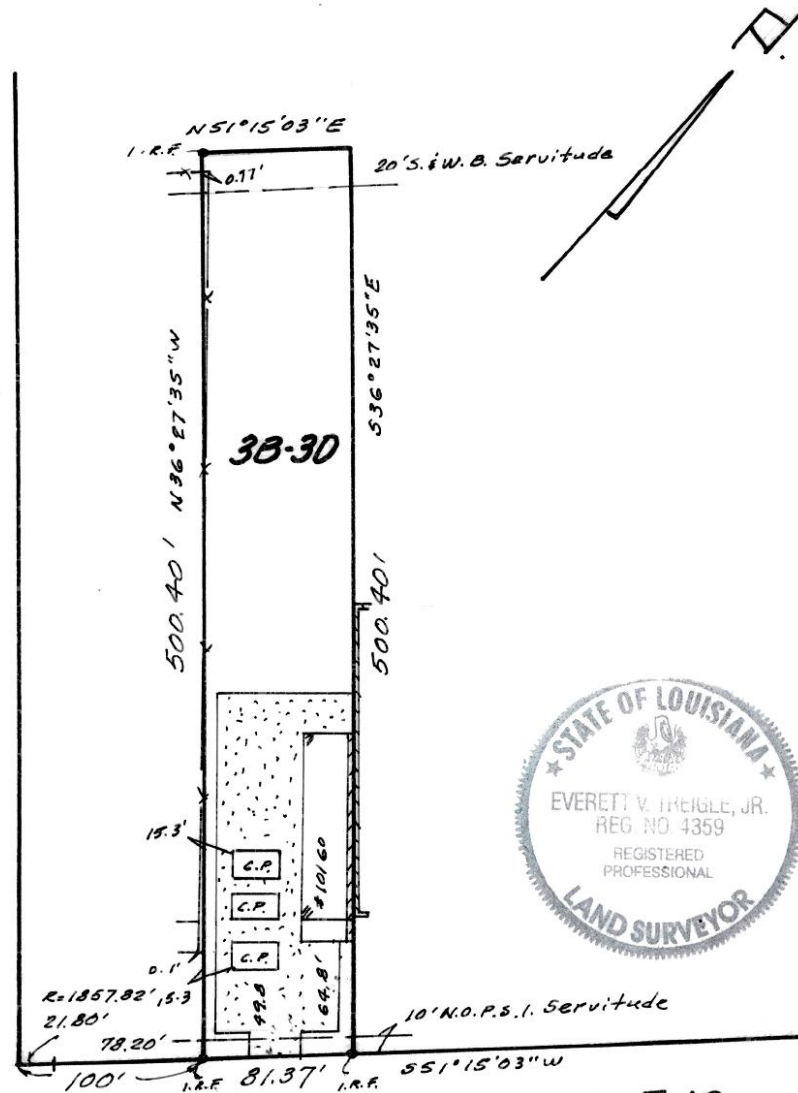


## AERIAL VIEW

 10160 I-10 Service Rd South, New Orleans, LA 70127

LAKE FOREST BLVD. SIDE

FARRAR CANAL

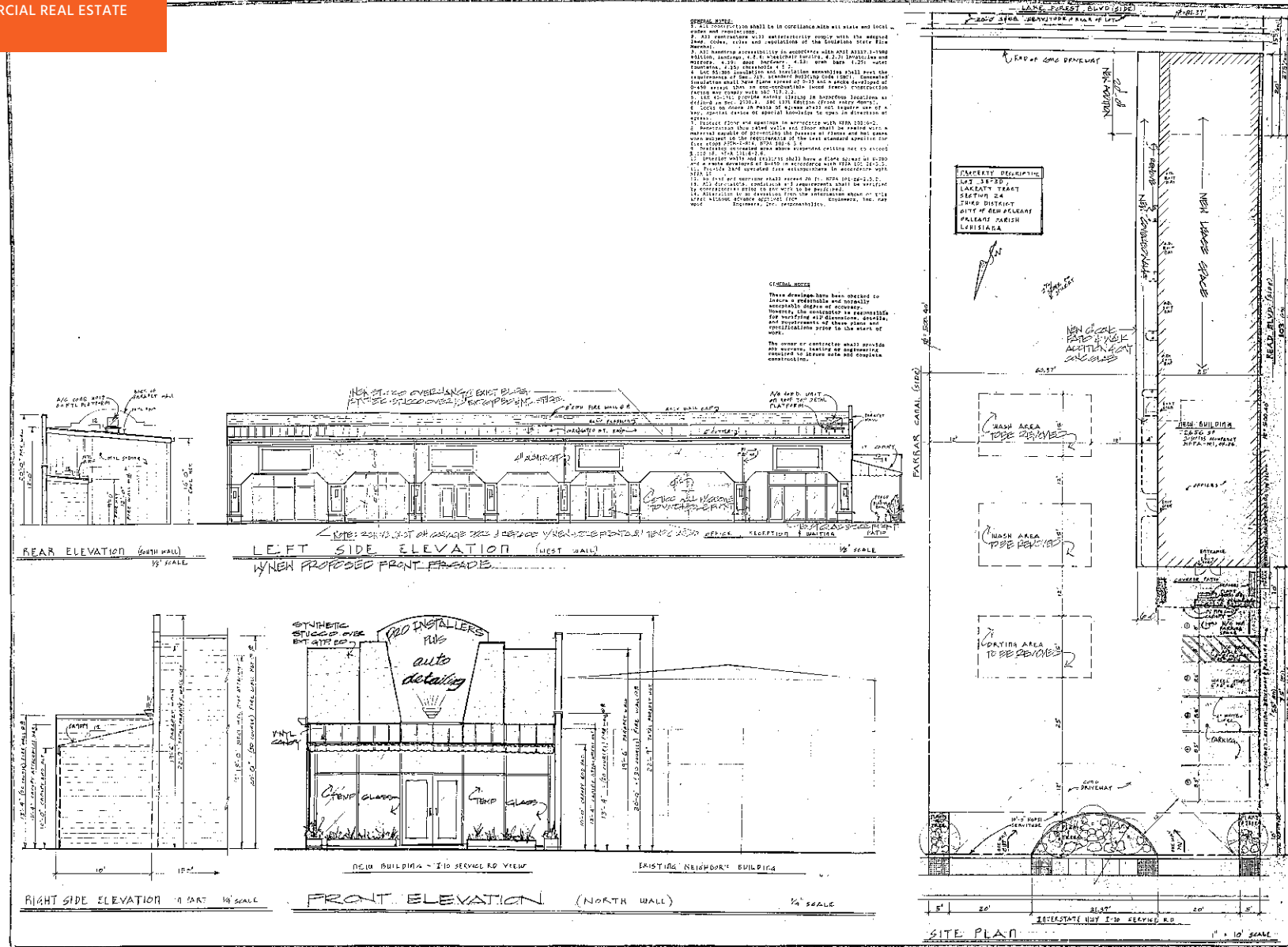


READ BLVD. SIDE  
(Formerly Read Road)

INTERSTATE HWY. I-10







REVISIONS	BY

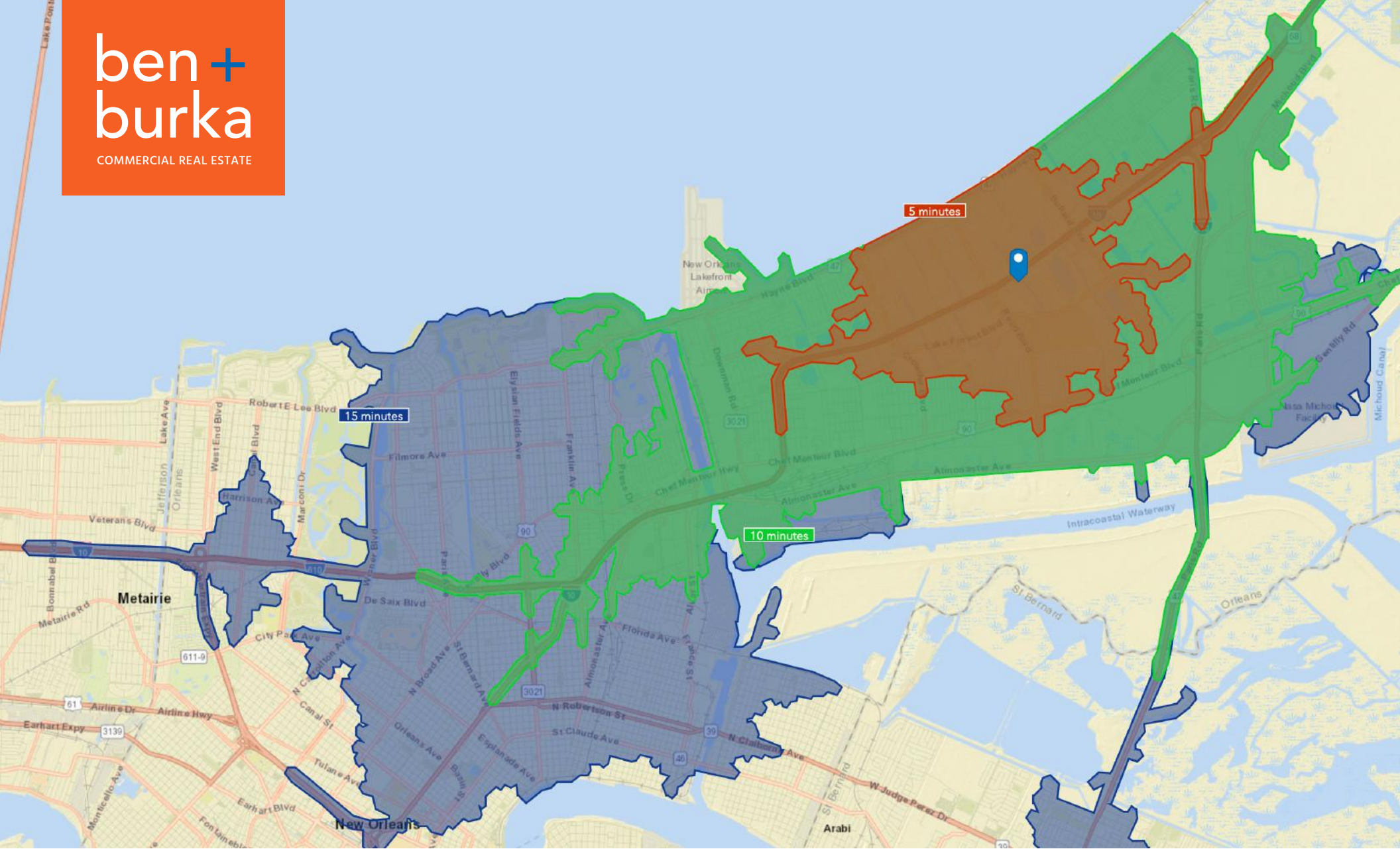


PROJECT: PALMDALE CITY CENTER  
 SITE: 5.00 AC. SITE, 1/4 AC. LOT  
 OWNER: MRS. BURKA  
 ARCHITECT: BEN BURKA

INDEX:  
 SITE PLAN  
 ELEVATIONS  
 GENERAL NOTES  
 435282

DATE: 3-20-08  
 DRAWN BY: [Signature]  
 CHECKED BY: [Signature]  
 1 OF 4 SHEETS

## PROPOSED BUILDING DRAWINGS



## DRIVE TIME MAP



10160 I-10 Service Rd South, New Orleans, LA 70127

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

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