



## 431 4th Street

Westwego, Louisiana 70094

### Property Highlights

- Former Capital One Bank
- ±3,500 SF of retail space available for sale or lease
- Large corner lot with great visibility and drive-thru capabilities
- Building in need of major renovations but has lots of potential
- C-2 zoning allows for property to be converted into wide variety of commercial uses
- Easy access to Westbank Expy and 15-minute drive to downtown New Orleans

### Pricing

Sale Price: \$250,000

Lease Rate: \$5.14 - \$8.57 SF/yr (NNN)



For more information

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**CALL OR EMAIL FOR MORE INFORMATION**

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## Location Maps

