



Westbank Plaza Shopping Center

3600 MacArthur Boulevard, New Orleans, Louisiana 70114

Property Highlights

- ±102,000 SF neighborhood center situated on 4.84 AC that is under new ownership
- Located at the convergence of General de Gaulle Drive & MacArthur Boulevard at Westbend Parkway in Algiers, New Orleans's second oldest neighborhood
- Property benefits from high visibility and traffic counts from General de Gaulle Drive (74,700+ VPD)
- Neighboring traffic drivers include: LCMC Health Westpark Campus (100,000 SF), RaceTrac Petroleum, two national kidney care centers and Rich's Wash Dat
- Center is well positioned among Algiers' main retail node which includes: Rouses, Winn-Dixie, TJ Maxx, Ross, Five Below, YouFit Health, Petco, Starbucks, Planet Fitness and Life Storage

Lease Rate

\$8.00 - \$14.00 SF/yr (NNN)



For more information

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CALL OR EMAIL FOR MORE INFORMATION

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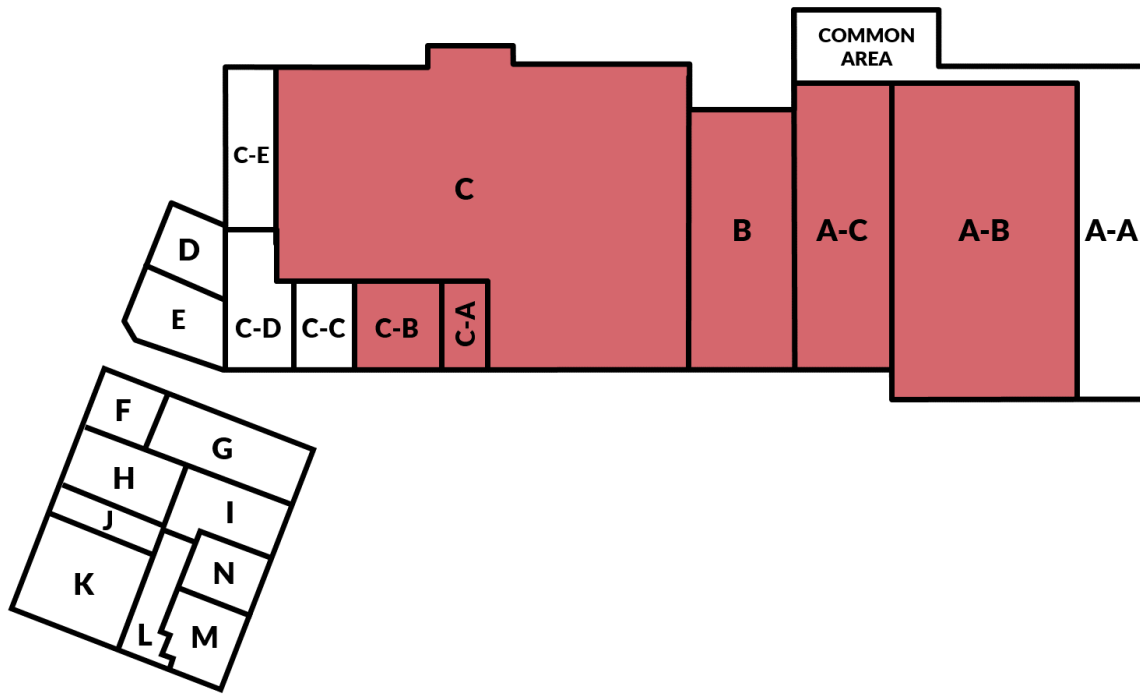
Additional Photos



West Bank Plaza Shopping Center

Retail Space Available

1,120 - 30,000 SF | \$8.00 - \$14.00 SF/yr



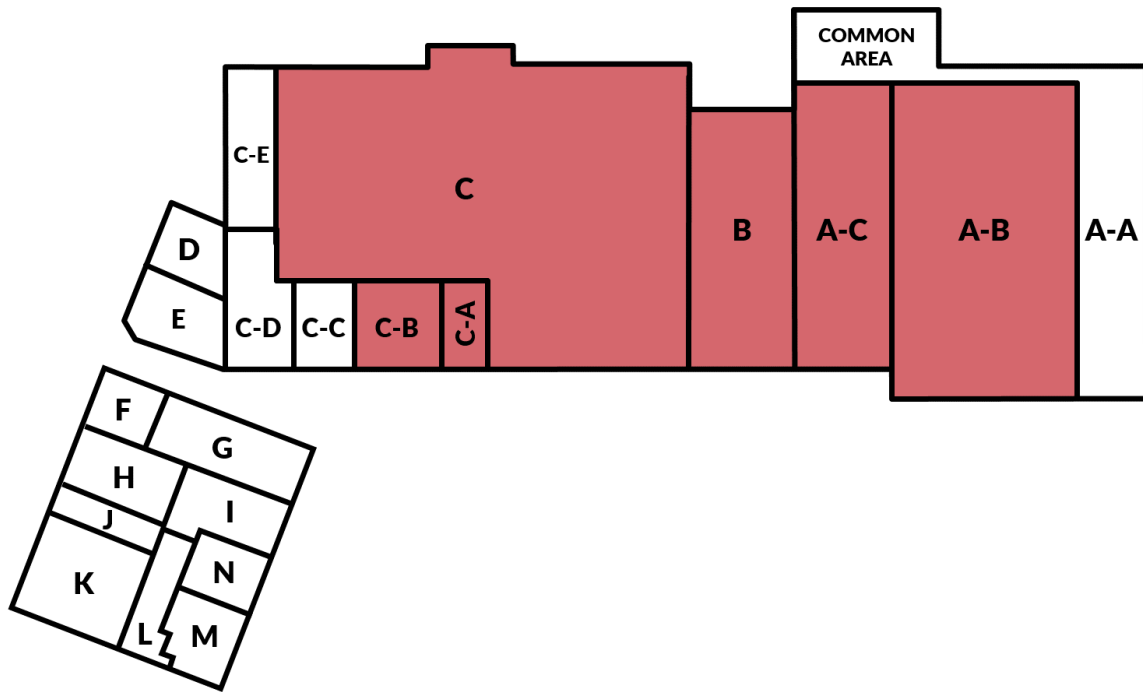
AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE RATE	DESCRIPTION
Suite A-B	Available	16,116 SF	\$8.00 - 10.00 SF/yr	Can be combined with AC
Suite A-C	Available	9,279 SF	\$10.00 - 12.00 SF/yr	Can be combined with A-B
Suite B	Available	8,640 SF	\$10.00 - 12.00 SF/yr	-
Suite C	Available	30,000 SF	\$12.00 SF/yr	Can be split into 13,000 SF and 17,000 SF
Suite C-A	Available	1,120 SF	\$14.00 SF/yr	-
Suite C-B	Available	2,186 SF	\$14.00 SF/yr	-
Suite D-E	Da Club Event Center	3,201 SF	N/A	LEASED
Suite A-A	Sreen Beauty	7,954 SF	N/A	LEASED
Suite C-C	Barber & Beauty Salon	1,605 SF	N/A	LEASED
Suite C-D	Beauty Bar	2,500 SF	N/A	LEASED
Suite C-E	OP Sheriff's Station	2,589 SF	N/A	LEASED
Suite F	Cigarette Express	1,225 SF	N/A	LEASED

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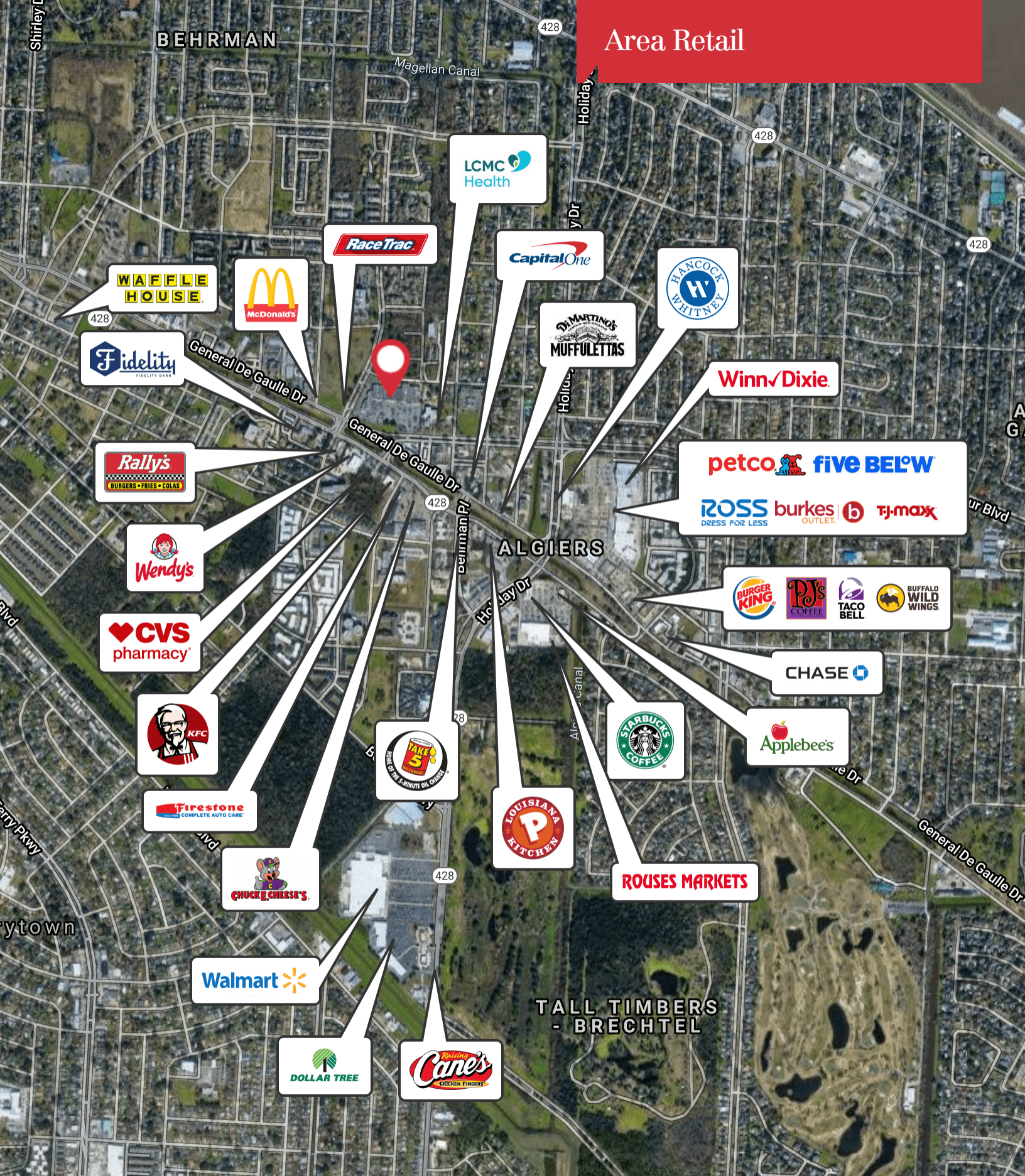
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SUITE	TENANT	SIZE (SF)	LEASE RATE	DESCRIPTION
Suite G	China House	2,620 SF	N/A	LEASED
Suite H	Laundromat	2,700 SF	N/A	LEASED
Suite I	Metro by T-Mobile	1,927 SF	N/A	LEASED
Suite J	Donuts on DeGaulle	1,674 SF	N/A	LEASED
Suite K	Laced	1,800 SF	N/A	LEASED
Suite L	Subway	1,500 SF	N/A	LEASED
Suite M	Seafood Zone	1,760 SF	N/A	LEASED
Suite N	Top Nails	1,200 SF	N/A	LEASED

Area Retail



Map data ©2021 Google Imagery ©2021 , CNES / Airbus, Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency

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KEY FACTS



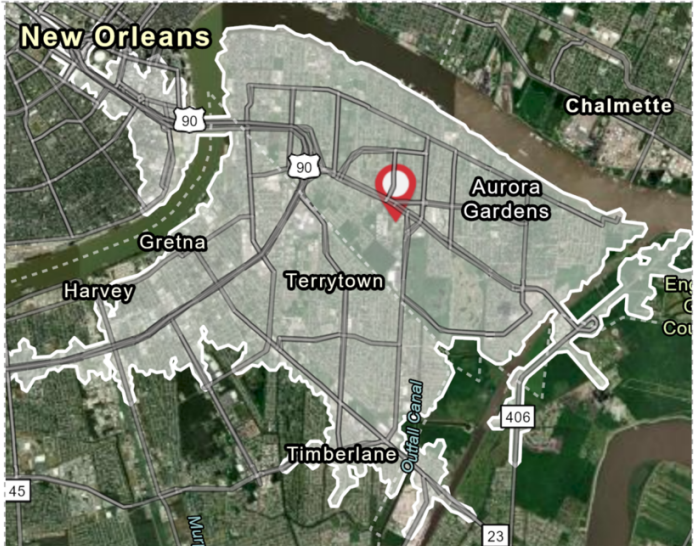
107,489
Population



36.8
Median Age



43,729
Total Households



BUSINESS



6,202
Total Businesses



81,523
Total Employees

INCOME



\$30,167
Median Net Worth



\$66,287
Average Household Income

EDUCATION



15%
No High School Diploma



30%
High School Graduate



27%
Some College



28%
Bachelor's/Grad/Prof Degree

EMPLOYMENT



60%
White Collar



24%
Blue Collar



15%
Services



12.5%
Unemployment Rate