

For Lease

Retail Suite

\$5.00-12.00 SF/ NNN



Park Forest **Shopping Center**

9700 Greenwell Springs Rd., Baton Rouge, LA 70814

Property Highlights

- PREMIER RETAIL OR OFFICE OPPORTUNITY!
- Spaces for lease in grocery anchored shopping center on Greenwell Springs Blvd.
- · Located right off of Airline Hwy.
- Greenwell Springs Rd. average traffic count +/- 26,000 daily.
- \$2 Triple Net Charges
- · Two inline spaces and anchor space available.

Lease Rate

LICENSED IN LOUISIANA.

\$5.00 - \$12.00 SF/yr (NNN)

CALL OR EMAIL FOR MORE INFORMATION



O: 225 295 0800 | C: 256 724 2764 jakeloach@latterblum.com Ty Gose, SIOR, CCIM O: 225 295 0800 | C: 225 297 7808 ty@latterblum.com

Merrydale

(37)

(190)

LOBDELL

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

1700 City Farm Drive Baton Rouge, LA 70806 225 295 0800 tel latterblum.com

Monticello

(190)

Map data ©2021

For Lease

Retail Property

1,200 - 35,922 SF | \$5.00 - \$12.00 SF/yr

LEASE TYPE | NNN

TOTAL SPACE | 1,200 - 35,922 SF

LEASE TERM | Negotiable

LEASE RATE | \$5.00 - \$12.00 SF/yr



SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
9702	9,100 SF	NNN	\$10.00 SF/yr
9708	35,922 SF	NNN	\$5.00 SF/yr
9708A	18,000 SF	NNN	\$7.50 SF/yr
9708B	18,000 SF	NNN	\$7.50 SF/yr



Additional Photos









1700 City Farm Drive Baton Rouge, LA 70806 225 295 0800 tel

latterblum.com









1700 City Farm Drive Baton Rouge, LA 70806 225 295 0800 tel

Demographics: , 10 Min. Drive Time

KEY FACTS



Population

34.5

Median Age

28,650
Total Households



BUSINESS



3,687

Total Businesses



36,408

Total Employees

INCOME

EMPLOYMENT



\$30,059

Median Net Worth



\$61,045

Average Household Income

EDUCATION



No High School Diploma



36% High School Graduate



57% White Collar



26% Blue Collar



17% Services

20.2

Unemployment Rate

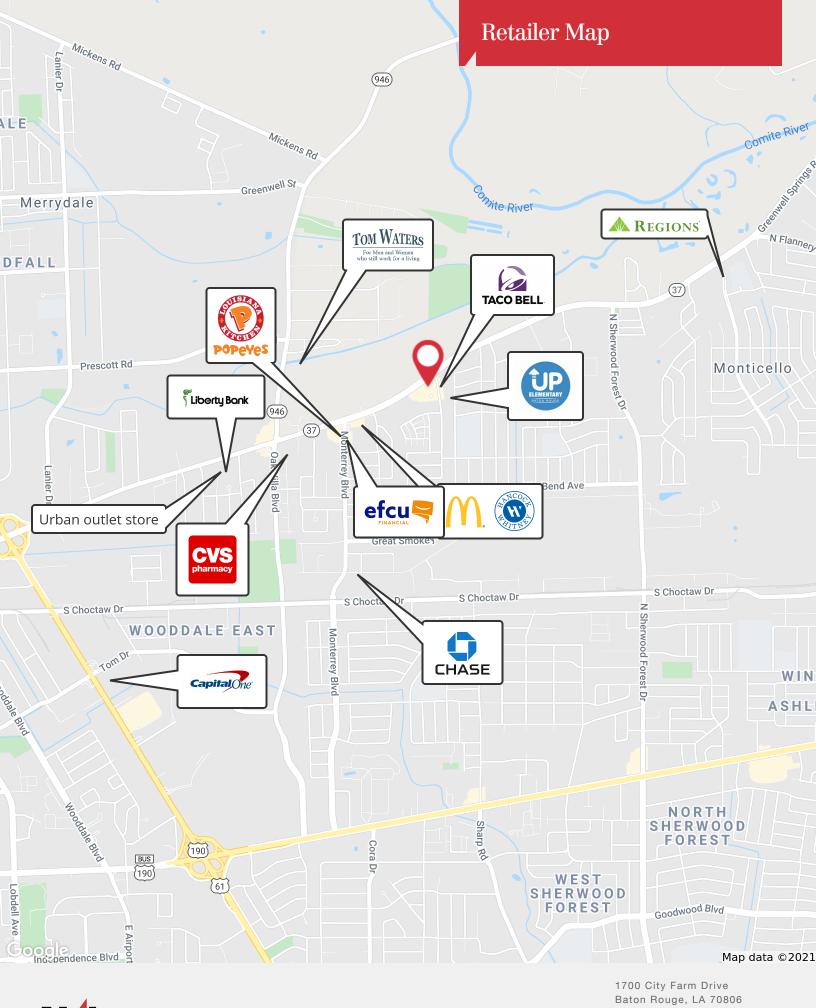


30% Some College



20%
Bachelor's/Grad/Prof
Degree







1700 City Farm Drive Baton Rouge, LA 70806 225 295 0800 tel latterblum.com

