



Standalone Retail

1324 Ambassador Caffery Pkwy, Lafayette, Louisiana 70506

Property Highlights

- ±9,084 SF Commercial Building Available
- Standalone Building on ±1.2 Acres
- High Traffic Ambassador Caffery Location (±26,000 vehicles per day)
- Convenient to Interstate 10
- Portion of Property Could be Converted to Warehouse Space for Inventory

Pricing

Sale Price: \$950,000

Lease Rate: \$8,105.50 per month (NNN)



CALL OR EMAIL FOR MORE INFORMATION

For more information

Flo Meadows, CCIM, CPA

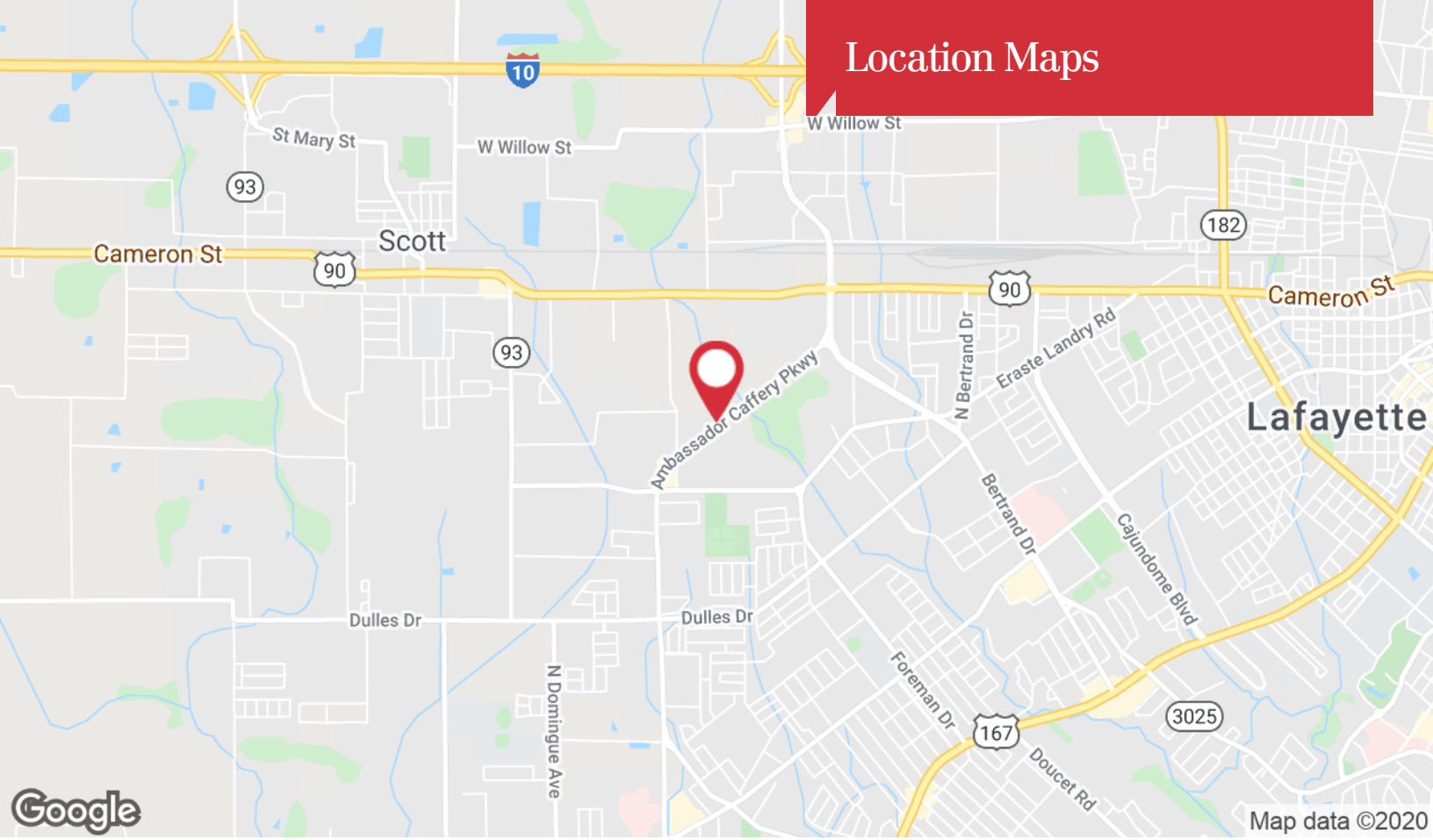
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Location Maps



Map data ©2020 Imagery ©2020, Maxar Technologies, USDA Farm Service Agency

KEY FACTS



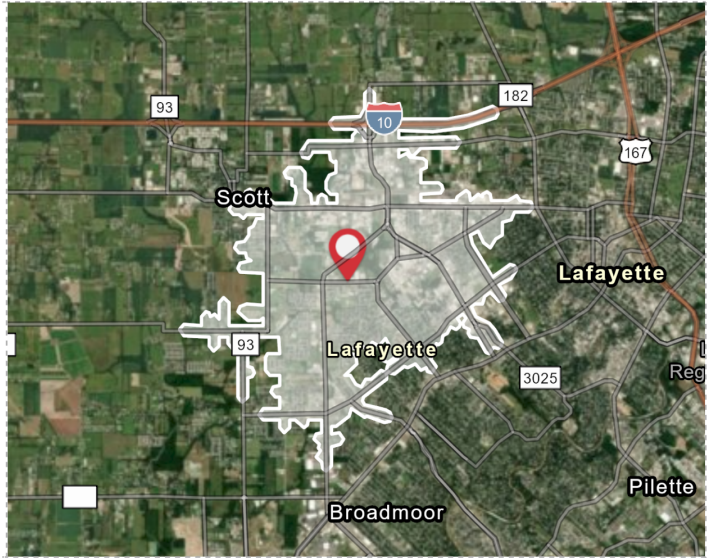
18,870
Population



32.7
Median Age



8,526
Total Households



BUSINESS



1,178
Total Businesses



14,419
Total Employees

INCOME



\$17,173
Median Net Worth



\$56,562
Average Household
Income

EDUCATION



11%
No High School Diploma



29%
High School Graduate



30%
Some College



31%
Bachelor's/Grad/Prof
Degree

EMPLOYMENT



57%
White Collar



23%
Blue Collar



20%
Services



2.6%
Unemployment Rate

KEY FACTS



91,032
Population

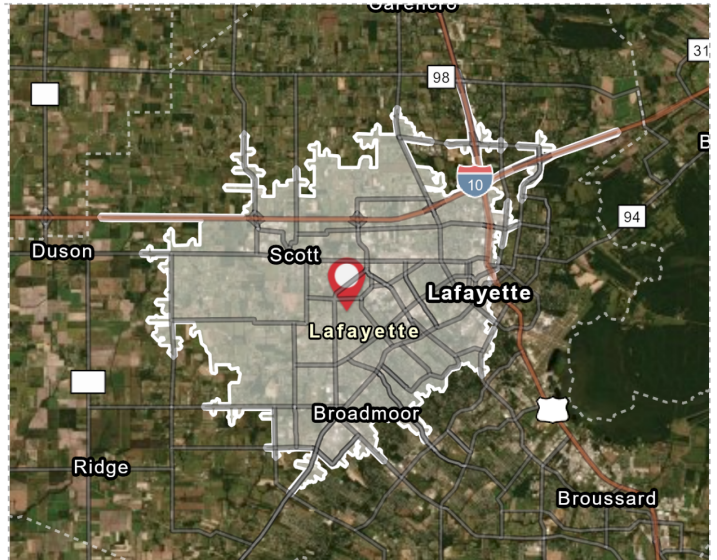


33.6

Median Age



37,167
Total Households



BUSINESS



6,229
Total Businesses



78,367
Total Employees

INCOME



\$29,260
Median Net Worth



\$63,754
Average Household
Income

EDUCATION



12%
No High School Diploma



29%
High School Graduate



27%
Some College



32%
Bachelor's/Grad/Prof
Degree

EMPLOYMENT



59%
White Collar



20%
Blue Collar



21%
Services



4.4%
Unemployment Rate