

FOR SALE

PROPERTY SUMMARY

Situated on 1.17 acres, this 2,654 SF freestanding second-generation restaurant features a drive-thru, multiple points of ingress/egress, and ample parking. Zoned C-2 Commercial, the property offers exceptional flexibility for restaurant, retail, medical, office, or other commercial users, making it an outstanding opportunity in one of Alexandria's established retail corridors.

BUILDING SIZE

- 2,654 SF

ASKING PRICE

- \$850,000

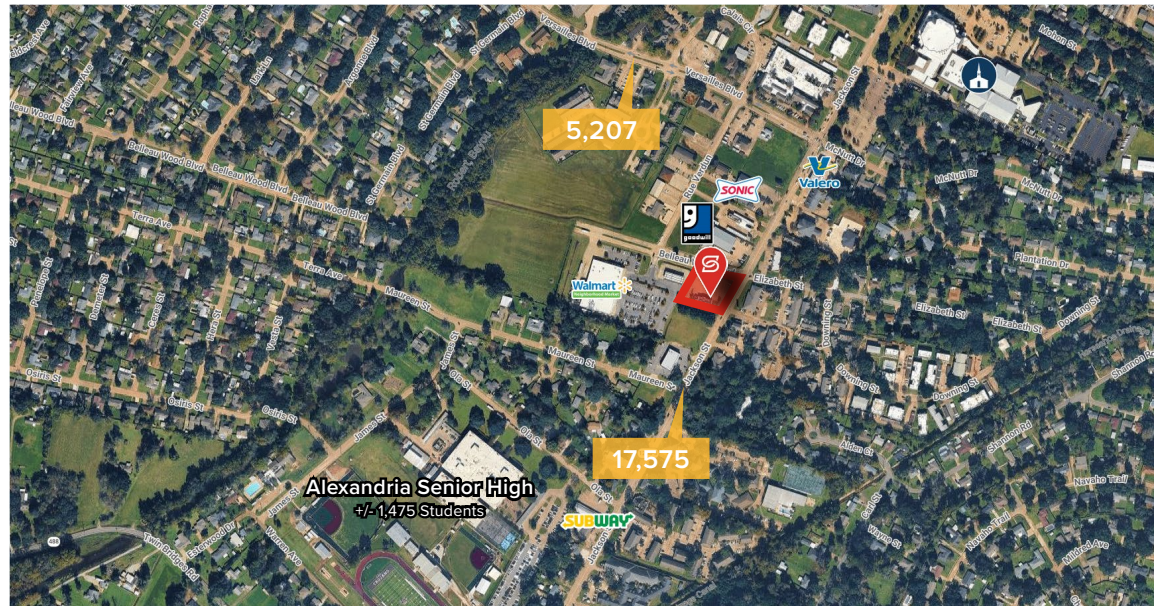
PROPERTY HIGHLIGHTS

- 1.17 Acre Outparcel to Walmart Neighborhood Market
- 2,654 SF Second-Generation QSR
- Existing Drive-Thru
- Ample Parking
- C-2 Commercial Zoning

TRAFFIC COUNTS (ADT 2026)

- Jackson Street: 17,575
- MacArthur Drive: 27,591

2025 DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
Population	35,938	53,308	87,512
Avg. HH Income	\$84,740	\$75,682	\$83,269



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FREESTANDING FORMER QSR

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