

For Lease

FIRST FLOOR SUITE(S)
\$23/PSF

SECOND FLOOR SUITE
\$20/PSF

TIGER TOWN RETAIL FOR LEASE

3338 - 3340 HIGHLAND RD, BATON ROUGE, LA 70802



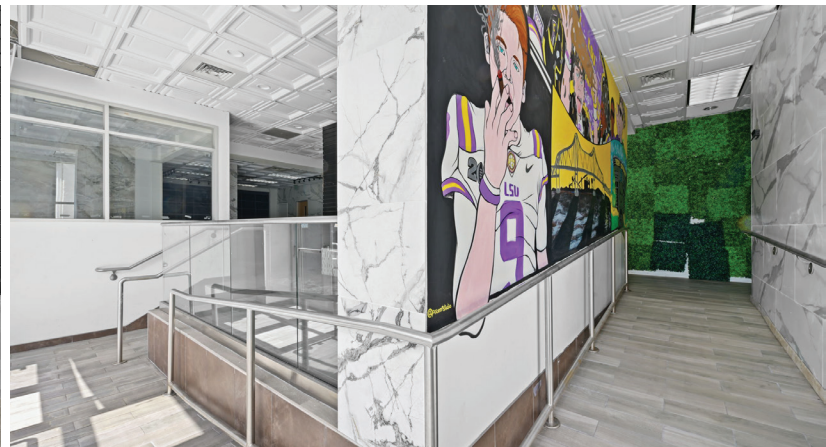
PROPERTY INFO:

- Second Floor (above Bengals & Bandits): 4,634 SF
- First Floor Retail Suite (3340 Highland Rd): 3,000 SF
- First Floor Retail Space (3338 Highland Rd): 5,907 SF
- Located on the outskirts LSU campus, on the hard corner Highland and Chimes at stoplight, situated directly across the street from The Chimes
- Surrounding tenants include, Insomnia Cookies, Highland Coffee, Louie's Cafe, Inga's Subs & Salads, Murphy's, Varsity Theatre, Canes, Chipotle, Subway and more
- Exceptional visibility at the highly trafficked intersection of Highland Road and West Chimes Street
- Positioned in the heart of Baton Rouge's premier college retail and entertainment district with direct access to more than 40,000 students, faculty, and visitors daily.

KADE BREAUX c [225] 485-3131 | f [225] 408-9596 | kade@momentum-commercial.com

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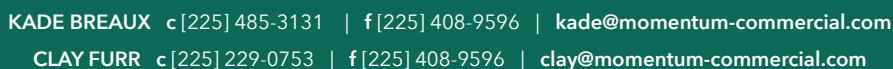
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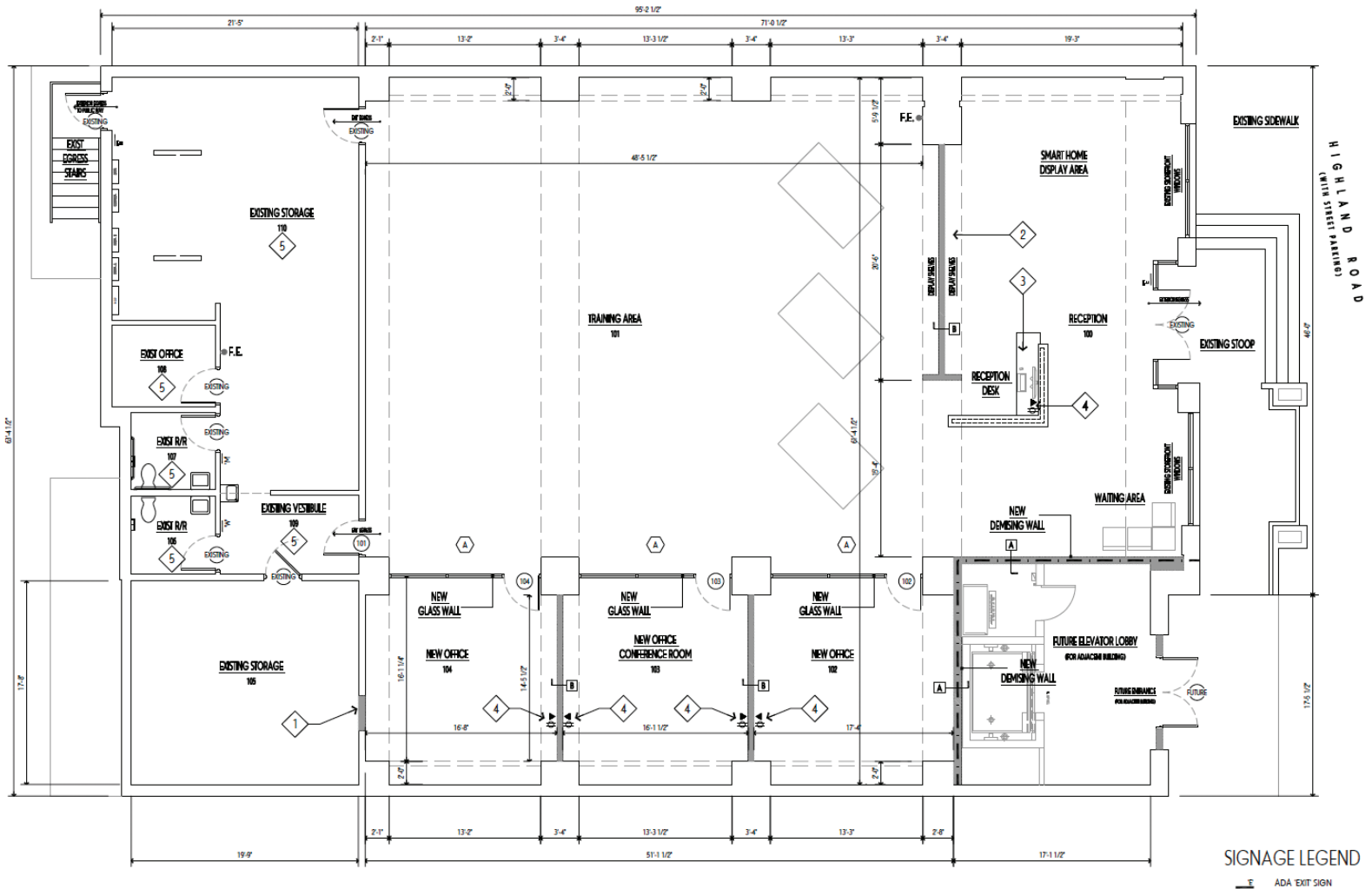
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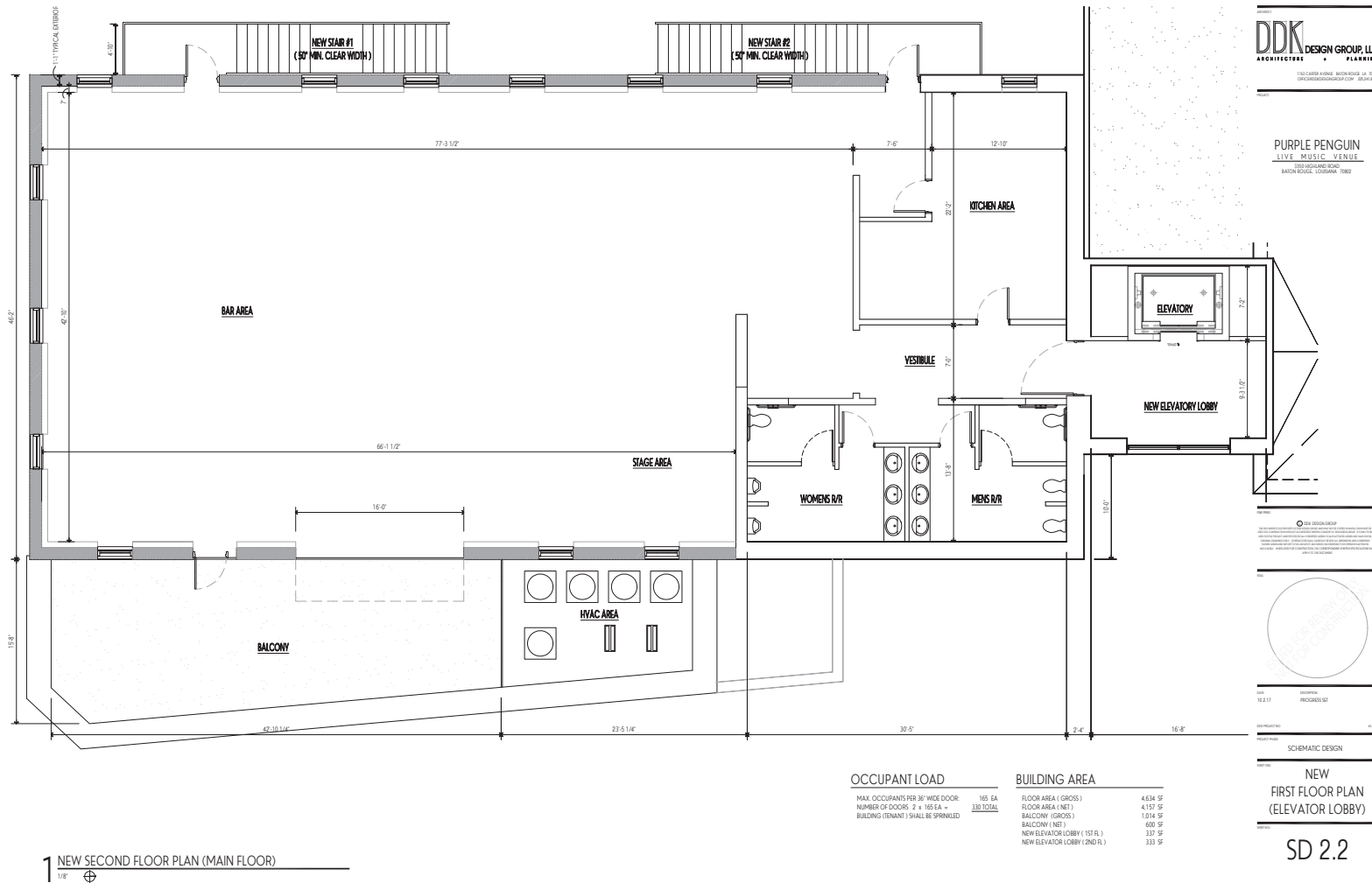
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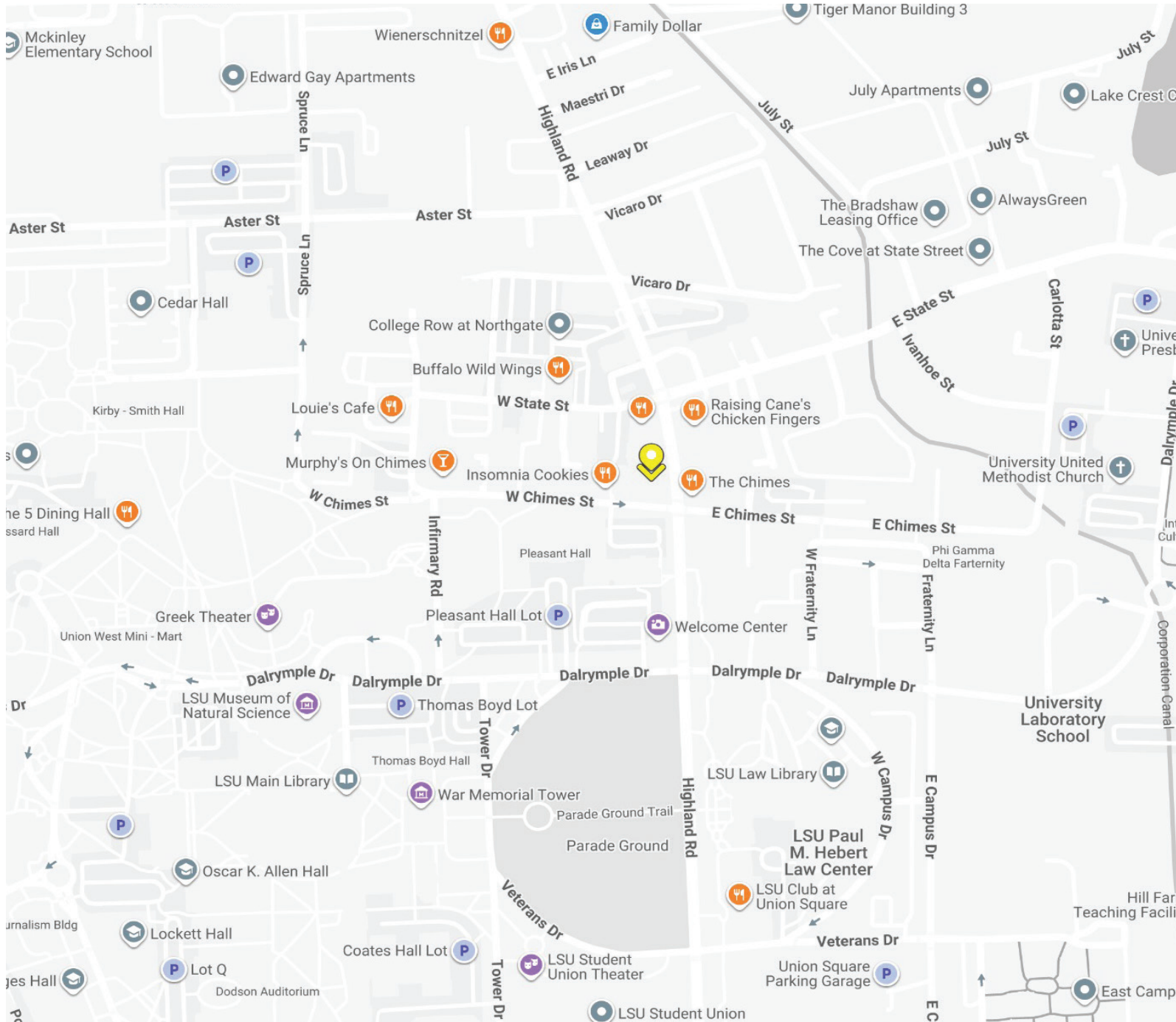
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