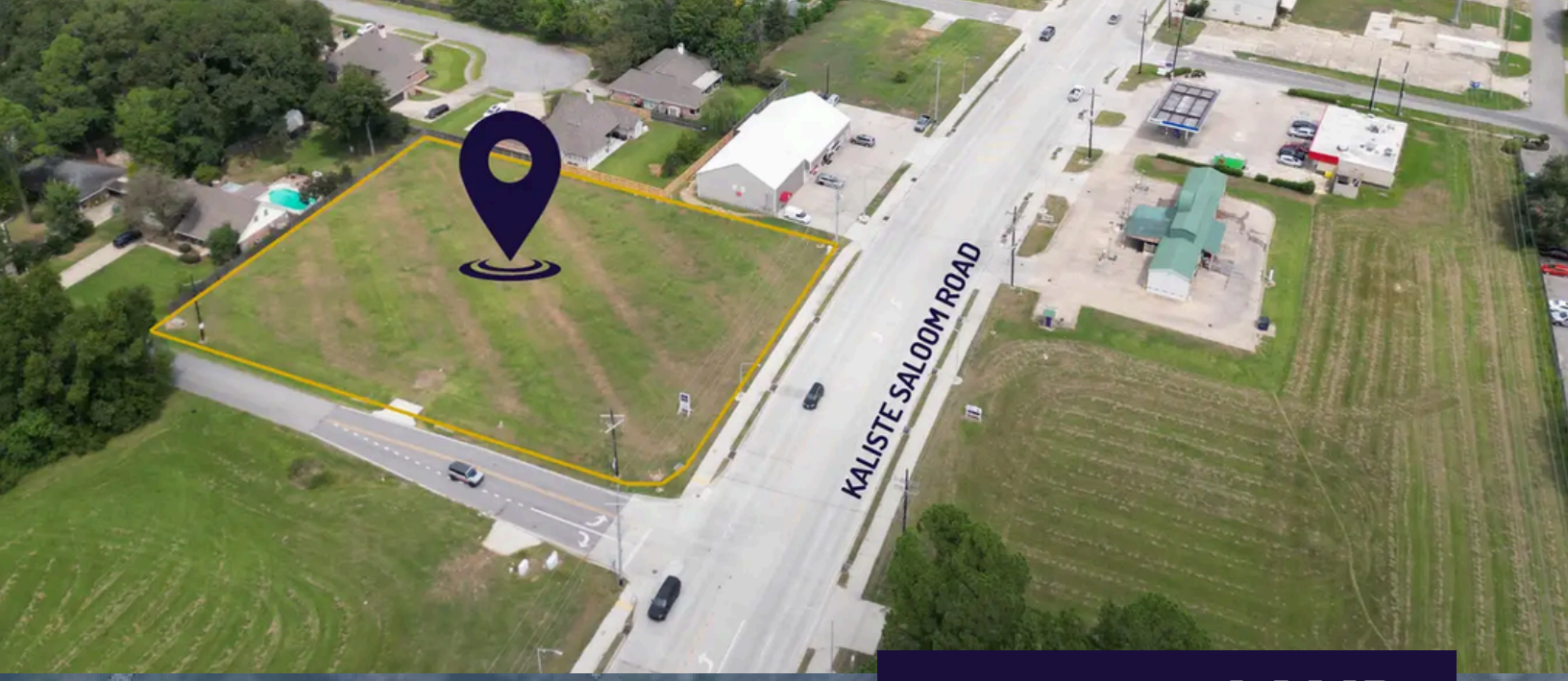



# LAND FOR SALE

## 3014 KALISTE SALOOM ROAD LAFAYETTE, LA 70508

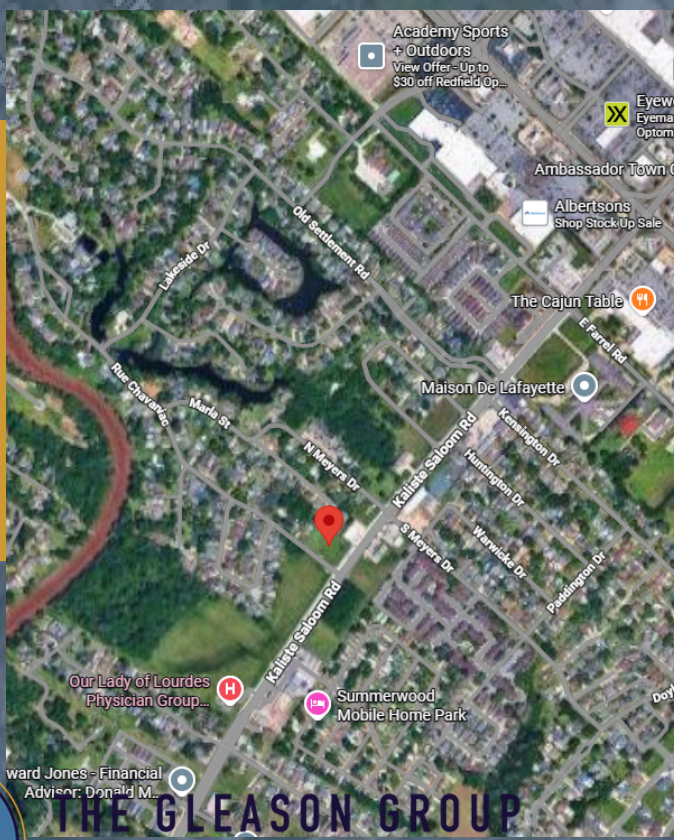
## PROPERTY DESCRIPTION:

Don's miss the opportunity to own premier commercial land on Kaliste Saloom Road, one of Lafayette's most sought-after corridors. Perfectly positioned in the heart of the city's southward growth, this property is surrounded by thriving retail, medical, and residential developments.

## $650,000.00

## PROPERTY FEATURES:

- 1,34 ACRES
- Kaliste Saloom Frontage
- Excellent visibility and access
- Strong retail and traffic counts




LICENSED IN LOUISIANA

## CONTACT US:

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**CAITLYN WILLIAMS, REALTOR**
caitlyn@gleasonla.com | 337.278.2048

THE GLEASON GROUP
REAL ESTATE & DEVELOPMENT COMPANY

# PROPERTY PHOTOS





# RETAILER MAP




## RESTAURANT/ FAST FOOD

- The Cajun Table
- First Hot Pot & BBQ
- Tropical Smoothie Cafe
- Smalls Sliders
- Kasai Steakhouse & Sushi
- Jet Coffee
- Jersey Mikes
- Ruby Slipper
- Salad Station
- Cicis Pizza
- Hawaii Grill
- Burger King
- Jason's Deli
- Rickey Meche's Donuts
- Checkers
- 7 Brew Coffee
- Poke Geaux
- Five Guys
- Starbucks
- CAVA
- Popeyes
- Chipotle
- Smoothie King
- Buffalo Wild Wings
- Chick-fil-a
- Canes
- Freddy's
- Sonic
- McDonald's
- Subway
- Half Shell Oyster
- Wing Boss
- Bj's
- Chuy's
- Panda Express
- Walk-On's
- Pizza Village
- Crumbl
- Chilli's

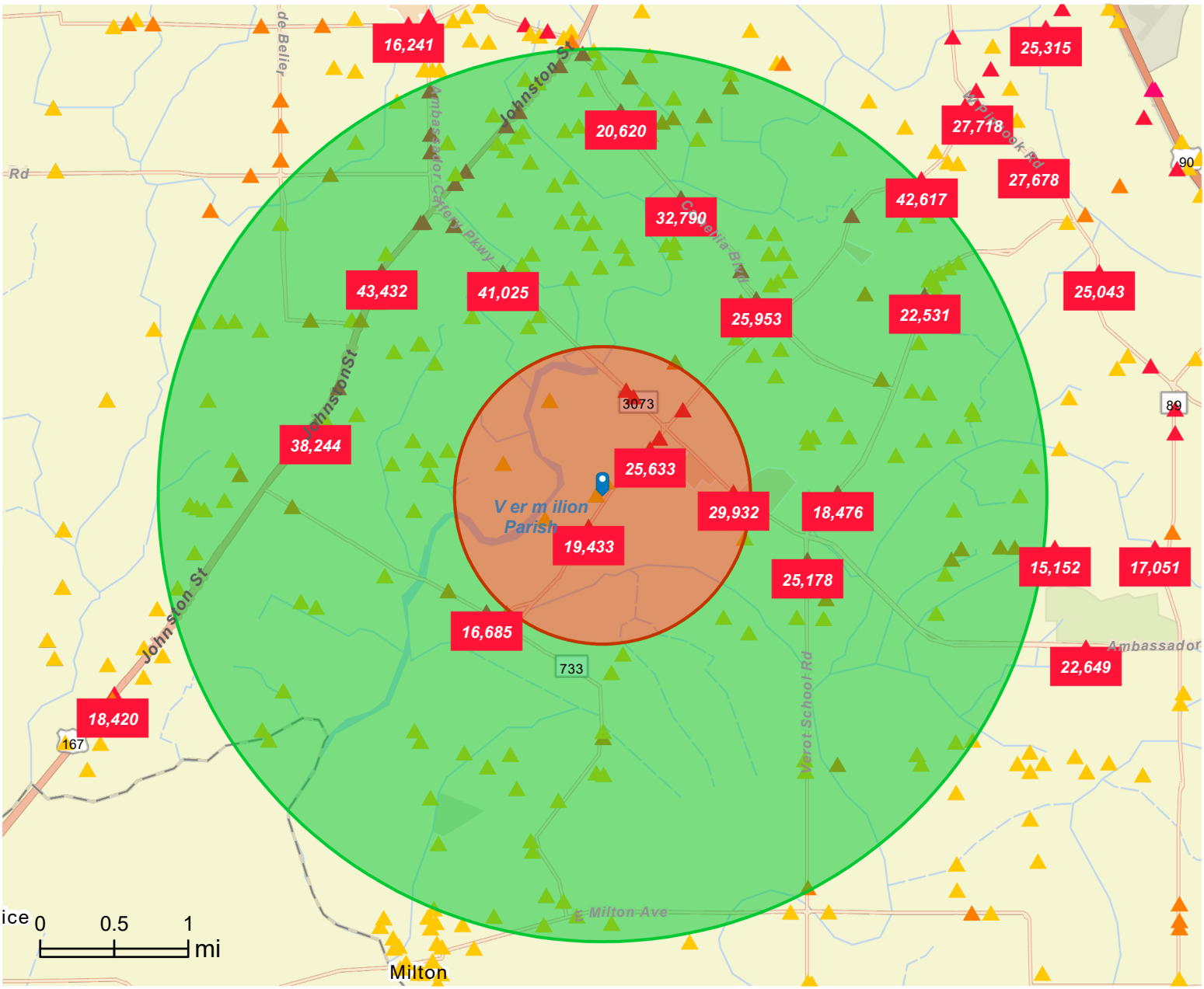
## SHOPPING/ENTERTAINMENT

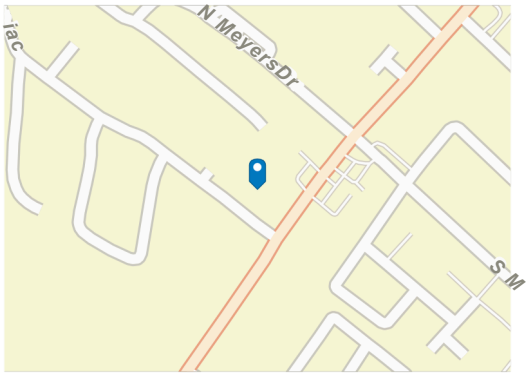
- ALDI
- Mattress Firm
- Pets Smart
- Dave and Busters
- Mimi Luxe Nail Spa
- Albertsons
- Kohl's
- Petco
- DSW
- Acadamy
- At Home Decor
- Ulta Beauty
- Whole Foods
- Walgreens
- Top Golf
- Costco
- Dicks Sporting Goods
- Marshalls
- Homegoods
- Spa Mizan
- The Grand Theater
- Target
- Ross
- Total Wine
- J.Crew
- Sephora
- Lululemon
- Nordstrom

# Traffic Count Map

**3014 Kaliste Saloom Rd, Lafayette,Louisiana, 70508**

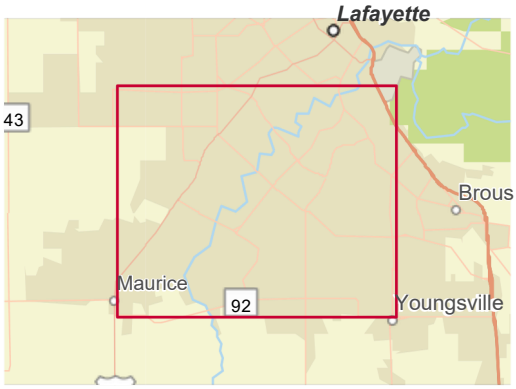
**Ring bands: 0-1, 1-3 mile radii**




## Average Daily Traffic Volume

- Up to 8,000 vehicles per day
- 8,001 - 15,000
- 15,001 - 50,000
- 50,001 - 70,000
- 70,001 - 100,000
- More than 100,000 per day




Source: Traffic Counts (2025)

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# Retail Market Potential

**3014 Kaliste Saloom Rd,Lafayette,Louisiana,70508**

**Ring band: 0 - 1 mile radius**

| *Demographic Summary* | *2025* | *2030* |
|---|---|---|
| **Population** | **8,305** | **8,501** |
| **Population 18+** | **6,749** | **6,951** |
| **Households** | **3,743** | **3,912** |
| **Median Household Income** | **$79,572** | **$85,487** |

| *Product/Consumer Behavior* | *Expected Number of Adults or HHs* | *Percent* | *MPI* |
|---|---|---|---|
| *Apparel (Adults)* | | | |
| **Bought Men`s Clothing Last 12 Mo** | **4,327** | **64.1%** | **101** |
| **Bought Women`s Clothing Last 12 Mo** | **3,511** | **52.0%** | **100** |
| **Bought Shoes Last 12 Mo** | **5,159** | **76.4%** | **101** |
| **Bought Fine Jewelry Last 12 Mo** | **1,494** | **22.1%** | **101** |
| **Bought Watch Last 12 Mo** | **868** | **12.9%** | **100** |
| | | | **90.1%** |
| *Automobiles (Households)* | | | **8.4%** |
| **HH Owns or Leases 1+ Vehicles** | **3,372** | | **101** |
| **HH Bought or Leased New Vehicle Last 12 Mo** | **316** | | **99** |
| *Automotive Aftermarket (Adults)* | | | |
| **Bought Gasoline Last 6 Mo** | **6,107** | **90.5%** | **101** |
| **Bought or Changed Motor Oil Last 12 Mo** | **3,531** | **52.3%** | **97** |
| **Had Vehicle Tune-Up Last 12 Mo** | **1,591** | **23.6%** | **103** |
| *Beverages (Adults)* | | | |
| **Drank Non-Diet (Regular) Cola Last 6 Mo** | **2,401** | **35.6%** | **93** |
| **Drank Beer or Ale Last 6 Mo** | **2,631** | **39.0%** | **105** |

*Data Note:* **An MPI (Market Potential Index) measures the relative likelihood of the adults or households in the specified trade area to exhib certain consumer behavior or purchasing patterns compared to the U.S. An MPI of 100 represents the U.S. average.**

*Source*: **These data are based upon national propensities to use various products and services, applied to local demographic composition. Usage data were collected by MRI-Simmons in a nationally representative survey of U.S. households.Esriforecastsfor2025and2030.**

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| *Product/Consumer Behavior* | *Expected Number of Adults or HHs* | *Percent* | *MPI* |
|---|---|---|---|
| *Cameras (Adults)* | | | |
| **Own Digital Point and Shoot Camera Last Camcorder** | **585** | **8.7%** | **102** |
| **Own Digital SLR Camera or Camcorder** | **734** | **10.9%** | **112** |
| **Printed Digital Photos Last 12 Mo** | **1,805** | **26.7%** | **107** |
| *Cell Phones (Adults/Households)* | | | |
| **Bought Cell Phone Last 12 Mo** | **2,299** | **34.1%** | **99** |
| **Have a Smartphone** | **6,437** | **95.4%** | **101** |
| **Have Android Phone (Any Brand) Smartphone** | **2,267** | **33.6%** | **90** |
| **Have Apple iPhone Smartphone** | **4,291** | **63.6%** | **108** |
| **HH Owns 1 Cell Phone** | **1,254** | **33.5%** | **112** |
| **HH Owns 2 Cell Phones** | **1,470** | **39.3%** | **101** |
| **HH Owns 3+ Cell Phones** | **940** | **25.1%** | **87** |
| **HH Has Cell Phone Only (No Landline Telephone)** | **2,915** | **77.9%** | **103** |
| *Computers (Households)* | | | |
| **HH Owns Computer HH Owns Desktop Computer HH** | **3,258** | **87.0%** | **105** |
| **Owns Laptop or Notebook HH Owns Apple or Mac** | **1,439** | **38.5%** | **103** |
| **Brand Computer HH Owns PC or Non-Apple Brand** | **2,726** | **72.8%** | **106** |
| **Computer HH Purchased Most Recent Home** | **1,035** | **27.6%** | **111** |
| **Computer at Store HH Purchased Most Recent Home** | **2,679** | **71.6%** | **103** |
| **Computer Online HH Spent $1-499 on Most Recent** | **1,357** | **36.3%** | **103** |
| **Home Computer HH Spent $500-999 on Most Recent** | **1,115** | **29.8%** | **110** |
| **Home Computer HH Spent $1K-1499 on Most Recent** | **460** | **12.3%** | **95** |
| **Home Computer HH Spent $1500-1999 on Most** | **705** | **18.8%** | **106** |
| **Recent Home Computer HH Spent $2000+ on Most** | **464** | **12.4%** | **111** |
| **Recent Home Computer** | **185** | **4.9%** | **121** |
| | **274** | **7.3%** | **116** |

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| *Product/Consumer Behavior* | *Expected Number of Adults or HHs* | *Percent* | *MPI* |
|---|---|---|---|
| *Convenience Stores (Adults)* | | | |
| **Shopped at Convenience Store Last 6 Mo** | **4,476** | **66.3%** | **101** |
| **Bought Brewed Coffee at Convenience Store Last 30 Days** | **811** | **12.0%** | **96** |
| **Bought Cigarettes at Convenience Store Last 30 Days** | **330** | **4.9%** | **86** |
| **Bought Gas at Convenience Store Last 30 Days** | **2,725** | **40.4%** | **99** |
| **Spent $1-19 at Convenience Store Last 30 Days** | **467** | **6.9%** | **110** |
| **Spent $20-39 at Convenience Store Last 30 Days** | **558** | **8.3%** | **102** |
| **Spent $40-50 at Convenience Store Last 30 Days** | **417** | **6.2%** | **98** |
| **Spent $51-99 at Convenience Store Last 30 Days** | **364** | **5.4%** | **101** |
| **Spent $100+ at Convenience Store Last 30 Days** | **1,548** | **22.9%** | **93** |
| *Entertainment (Adults)* | | | |
| **Attended Movie Last 6 Mo** | **3,780** | **56.0%** | **105** |
| **Went to Live Theater Last 12 Mo** | **924** | **13.7%** | **118** |
| **Went to Bar or Night Club Last 12 Mo** | **1,428** | **21.2%** | **109** |
| **Dined Out Last 12 Mo** | **3,929** | **58.2%** | **104** |
| **Gambled at Casino Last 12 Mo** | **844** | **12.5%** | **97** |
| **Visited Theme Park Last 12 Mo** | **1,276** | **18.9%** | **100** |
| **Viewed Movie (Video-on-Demand) Last 30 Days** | **589** | **8.7%** | **106** |
| **Viewed TV Show (Video-on-Demand) Last 30 Days** | **388** | **5.8%** | **105** |
| **Used Internet to Download Movie Last 30 Days** | **528** | **7.8%** | **116** |
| **Downloaded Individual Song Last 6 Mo** | **1,248** | **18.5%** | **102** |
| **Used Internet to Watch Movie Last 30 Days** | **2,648** | **39.2%** | **111** |
| **Used Internet to Watch TV Program Last 30 Days** | **1,768** | **26.2%** | **116** |
| **Played (Console) Video or Electronic Game Last 12 Mo** | **959** | **14.2%** | **111** |
| **Played (Portable) Video or Electronic Game Last 12 Mo** | **530** | **7.8%** | **108** |

*Data Note:* **An MPI (Market Potential Index) measures the relative likelihood of the adults or households in the specified trade area to exhib certain consumer behavior or purchasing patterns compared to the U.S. An MPI of 100 represents the U.S. average.**

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