

SALE

73526 BOLLFIELD DRIVE
73526 Bollfield Drive Covington, LA 70435



PROPERTY DESCRIPTION

Discover an exceptional opportunity for industrial and manufacturing investors in the Covington area. This prime property offers a 13,700 SF building divided into 4 units, providing versatile spaces to accommodate various operations. With a strategic location in Covington, this property ensures excellent accessibility and visibility. The well-maintained structure presents an ideal foundation for expanding industrial or manufacturing enterprises. Don't miss the chance to establish or grow your presence in this thriving business hub with this versatile and well-positioned property.

PROPERTY HIGHLIGHTS

- 13,700 SF building
- Four versatile units
- Strategic Covington location
- Excellent accessibility
- Ideal for industrial and manufacturing use

OFFERING SUMMARY

Sale Price:	\$899,000
Number of Units:	4
Lot Size:	1.6 Acres
Building Size:	13,700 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	318	11,668	39,438
Total Population	979	31,359	105,503
Average HH Income	\$57,465	\$77,364	\$87,671

Ron Patron
(504) 566-1777



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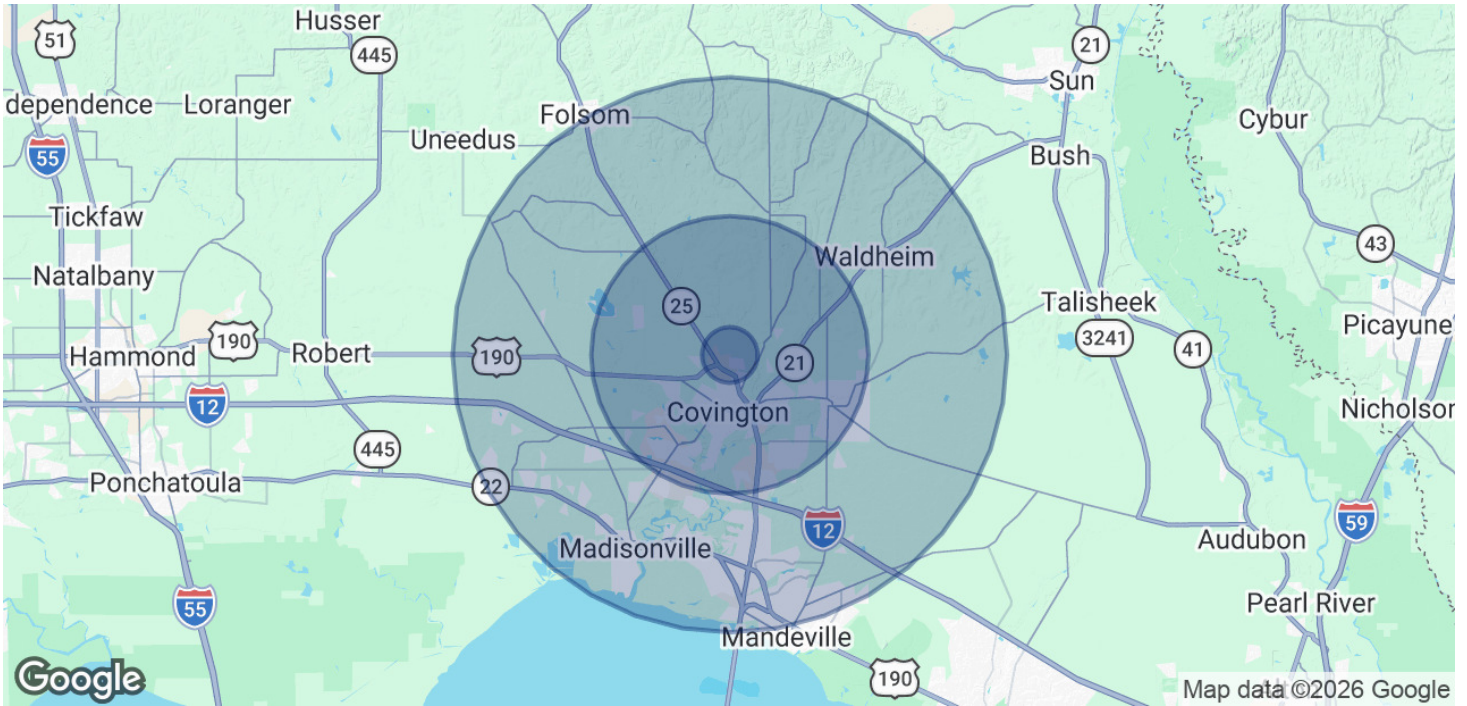


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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	979	31,359	105,503
Average Age	37.6	38.1	39.6
Average Age (Male)	35.7	37.1	38
Average Age (Female)	42.8	40.4	41.1

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	318	11,668	39,438
# of Persons per HH	3.1	2.7	2.7
Average HH Income	\$57,465	\$77,364	\$87,671
Average House Value		\$310,212	\$312,098

2020 American Community Survey (ACS)

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