

FOR LEASE

PROPERTY OVERVIEW

This new construction retail location sits at the corner of S. Bernard and W. Fairfield in Broussard and is positioned along the Fortune Road extension, which ties Youngsville and Broussard together. The site will offer an opportunity for a local or regional retailer, professional office user, or restaurant user to be a part of an upbeat and community driven environment which will feature the new Central Pizza and a large pond/outdoor area for live events and entertainment.

AVAILABLE

- 1,520 - 5,400 SF

LEASE RATE

- \$30 PSF NNN



stirling

RYAN PECOT

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RANKIN BIHM

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SABAL POINT RETAIL

300 W Fairfield Drive, Broussard, LA





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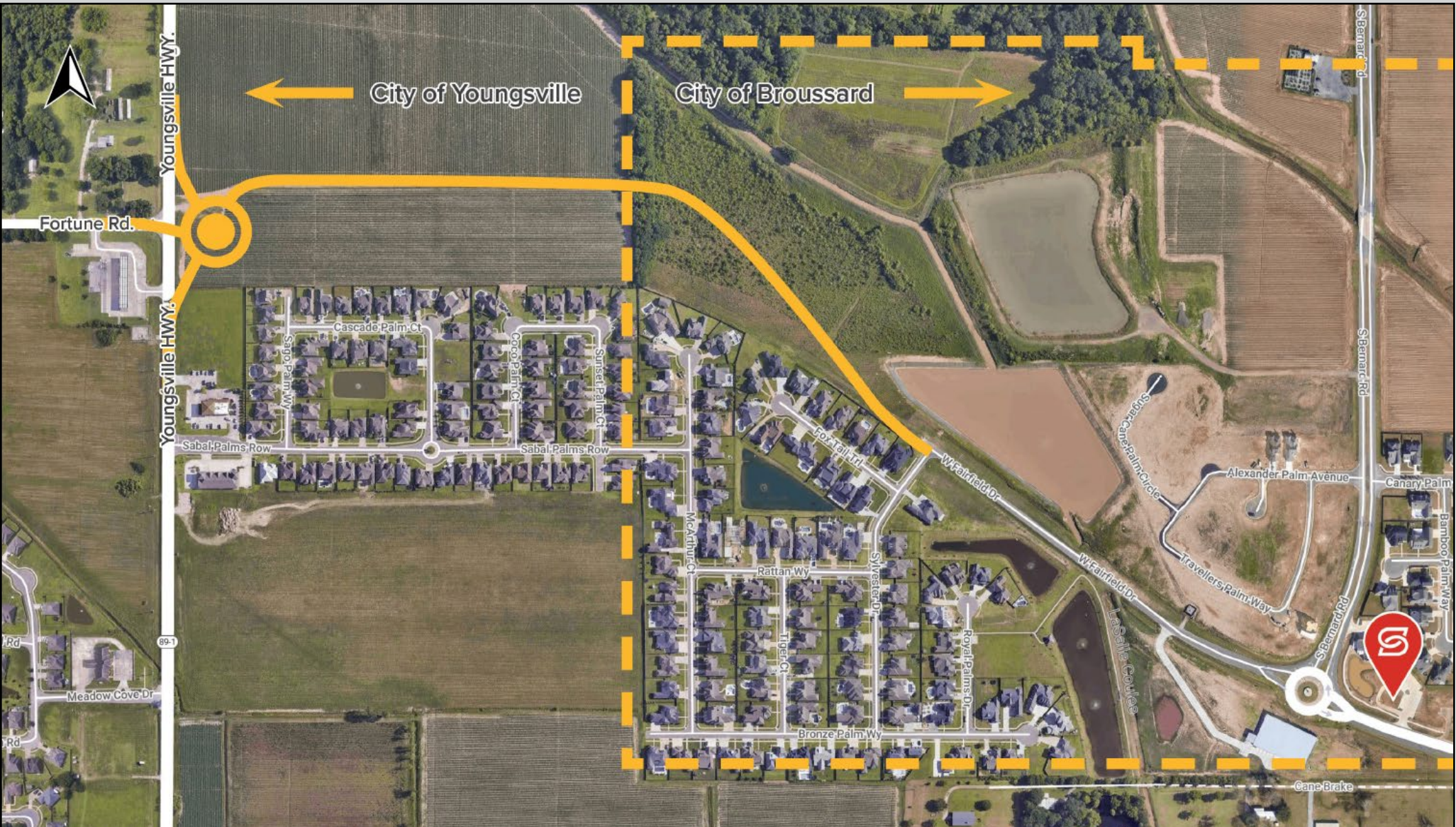
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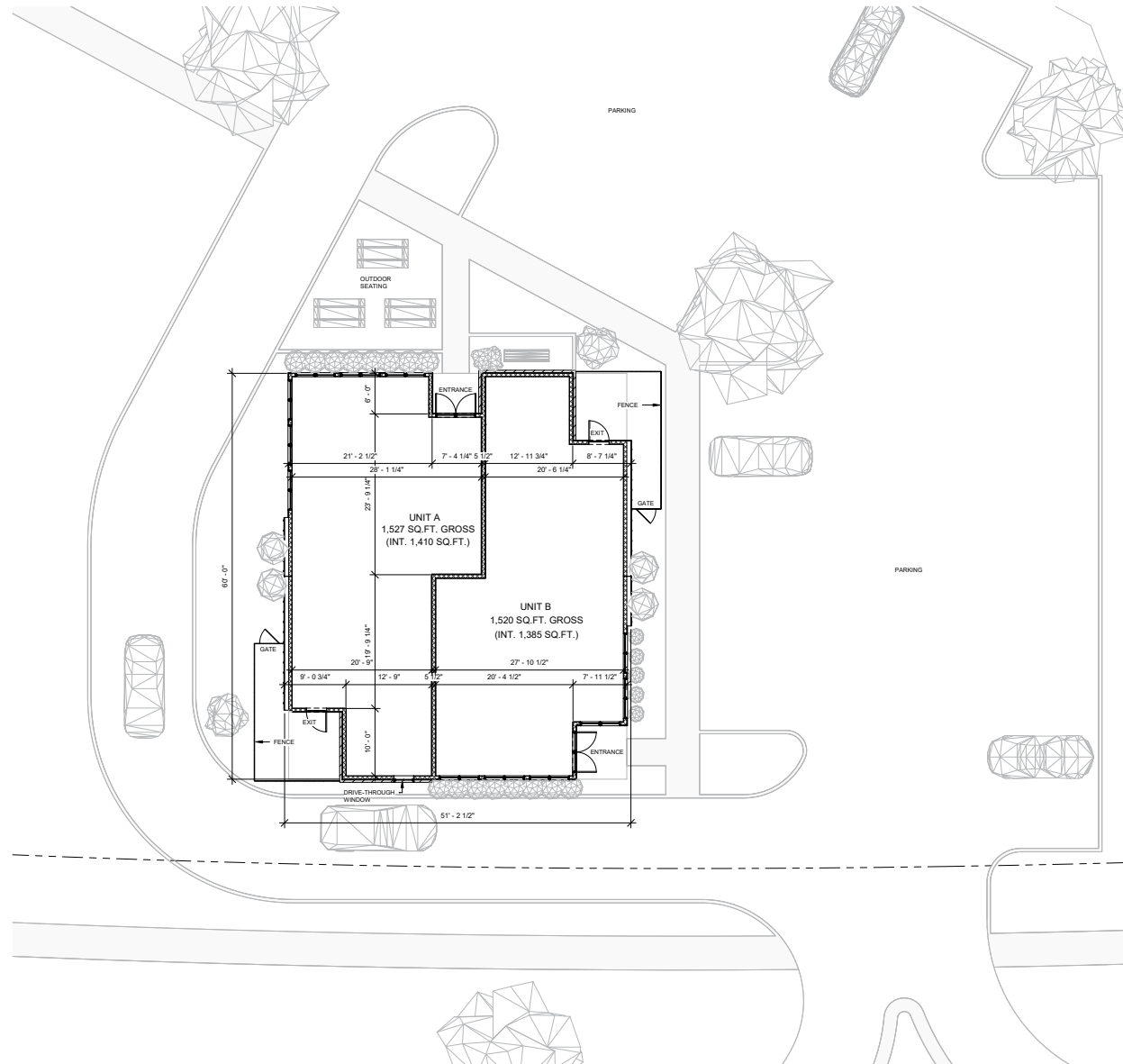
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2025 DEMOGRAPHICS



3 MILE 5 MILE 10 MILE

36,284 75,429 220,469



3 MILE 5 MILE 10 MILE

\$118,592 \$117,707 \$66,335



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13,737 30,016 91,336

