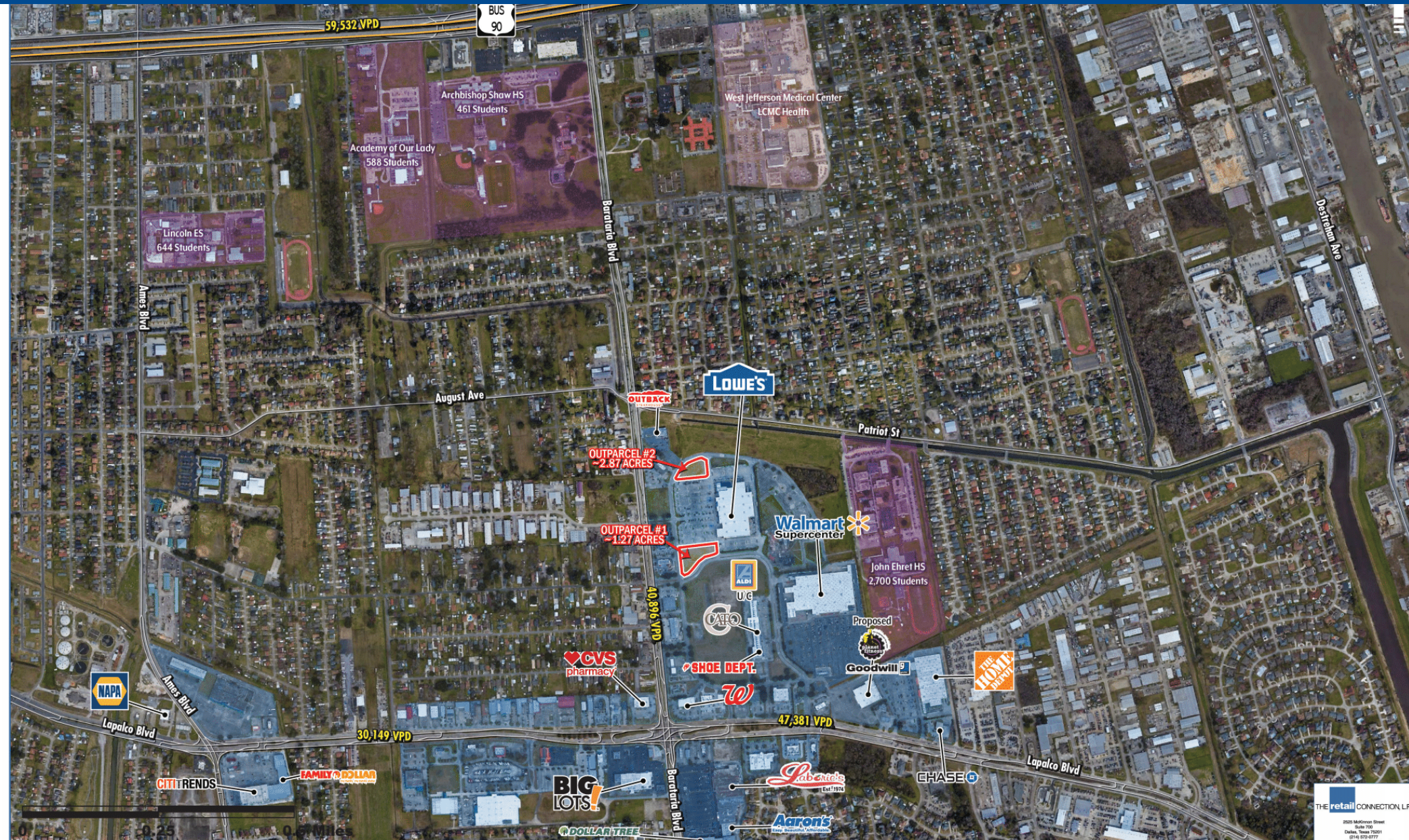




4.14 ACRES
FOR SALE

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RETAIL

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THE retail CONNECTION, LP
2525 McKinnon Street
Suite 700
Dallas, Texas 75201
(214) 972-0777
www.TheRetailConnection.com

PROJECT HIGHLIGHTS

- 2 Outparcels - 2.87 ac & 1.27 ac
- Regional Intersection - Anchors include Walmart Super center, Home Depot, Big Lots, ALDI (under construction).
- Signalized access.
- Traffic Counts - Barataria Blvd 41,063 CPD (2021).
- Excellent customer visibility in both directions.

DEMOGRAPHICS



TOTAL HOUSEHOLDS

3 MILES	5 MILES	7 MILES
35,598	102,758	172,026



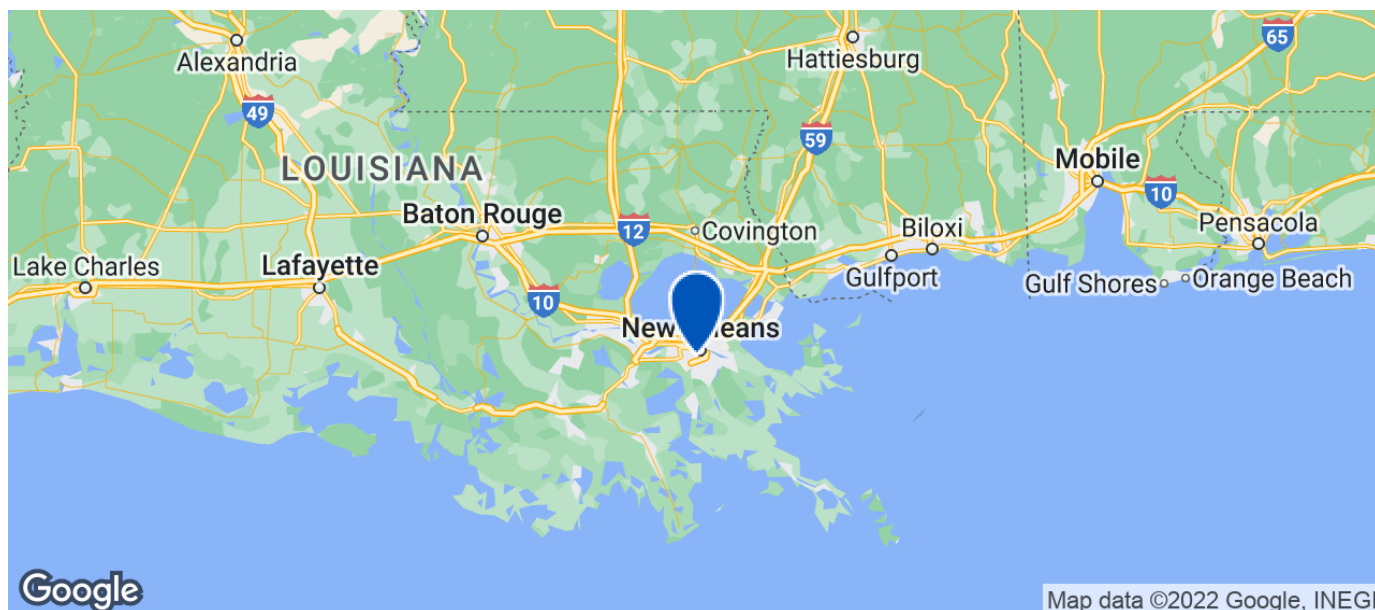
TOTAL POPULATION

3 MILES	5 MILES	7 MILES
97,803	253,154	405,828



AVERAGE INCOME

3 MILES	5 MILES	7 MILES
\$78,210	\$91,034	\$86,016



Google

Map data ©2022 Google, INEGI

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