

SUMMARY

RETAIL AERIAL

SITE PLAN

PHOTOS

DEMOGRAPHICS

FOR LEASE

GLA

- Approximately 45,190 SF

AVAILABLE

- Suite D - 6,000 SF (50' x 120')
Former Rainbow
- Suite H-I - 4,960 SF (62' x 80')
Former It's Fashion Metro
- Suite J - 1,200 SF (15' x 80')
Former GameStop

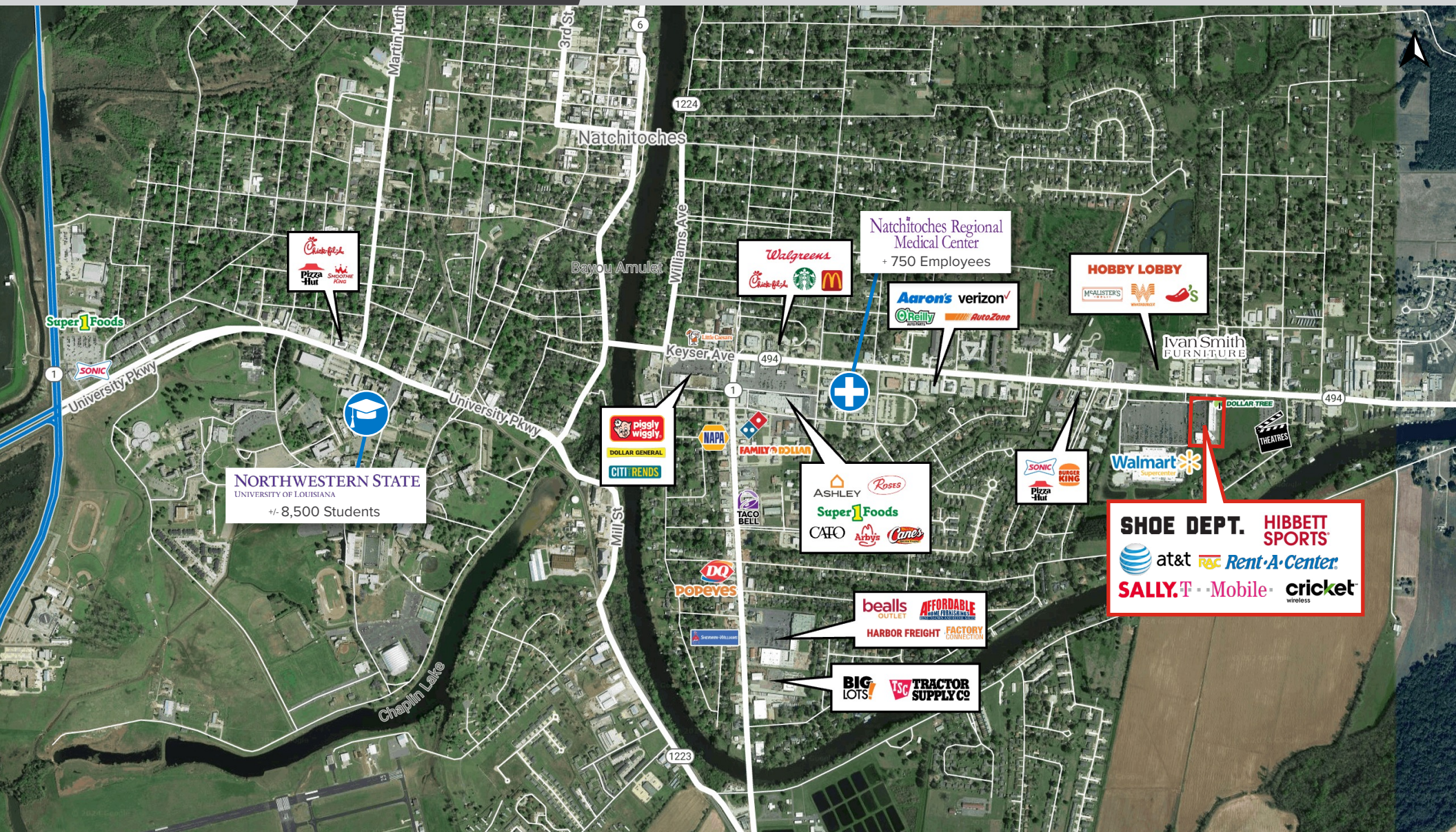
TENANTS

- SHOE DEPT.
- Hibbett Sports
- Sally Beauty
- CPR Cell Phone Repair
- T-Mobile
- Lucky Village Super Buffet
- Rent-A-Center
- AT&T
- Best Nails & Spa
- GoAuto Insurance
- Cricket Wireless

MARKET AREA

Walmart Plaza is an excellent high traffic shadow center, adjacent to the Walmart Supercenter in Natchitoches. The city is home to Northwestern State University of Louisiana with over 8,500 students enrolled (as of Fall 2024). The campus is located less than two miles away. Join Hibbett Sports, AT&T, SHOE DEPT., Sally Beauty, Rent-A-Center, and more in this great location.





TENANTS



| | |
|---|-----------------|
| A - AT&T | 2,200 SF |
| B - SHOE DEPT. | 6,000 SF |
| C - Hibbett Sports | 5,510 SF |
| D - AVAILABLE Former Rainbow (50' x 120') | 6,000 SF |
| E - Sally Beauty | 1,600 SF |
| F - In Lease with National Tenant | 1,600 SF |
| G - CPR Cell Phone Repair | 1,200 SF |
| H&I - AVAILABLE Former It's Fashion Metro (62' x 80') | 4,960 SF |
| I-2 - Cricket Wireless | 1,600 SF |
| J - AVAILABLE Former GameStop (15' x 80') | 1,200 SF |
| K - GoAuto Insurance | 1,200 SF |
| L - Lucky Village Super Buffet | 5,000 SF |
| P - Best Nails & Spa | 1,280 SF |
| Q - Rent-A-Center | 4,640 SF |
| U - T-Mobile | 1,920 SF |

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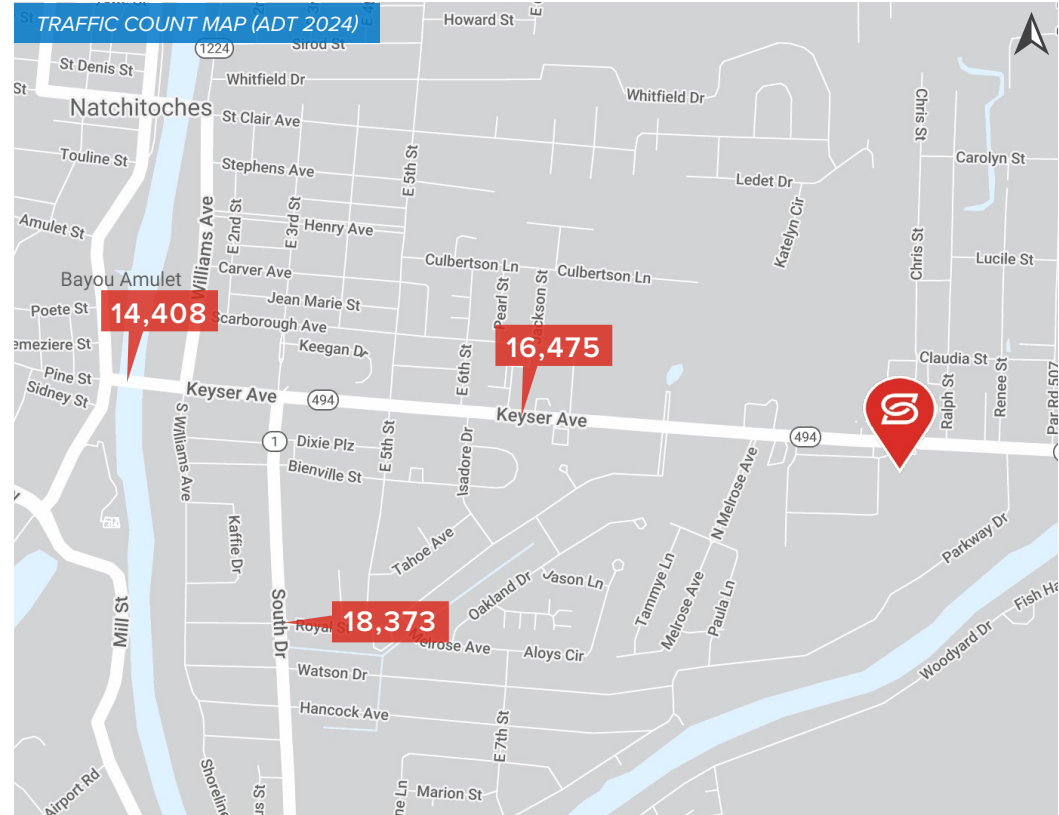
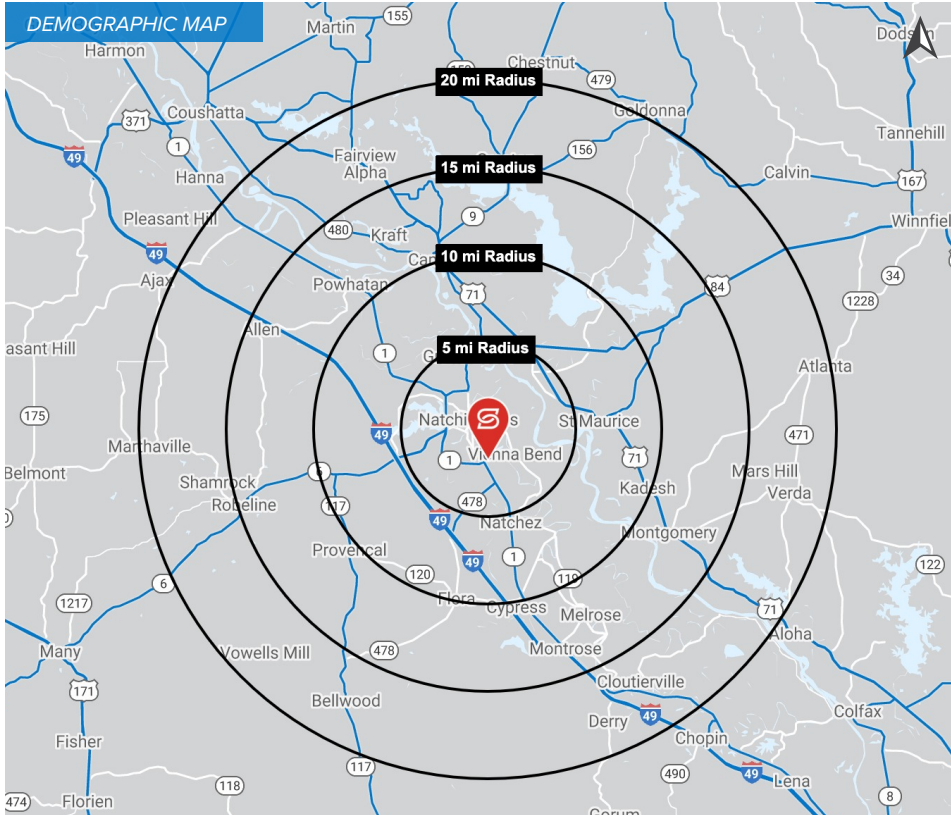
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2025 DEMOGRAPHICS

5 MILE

10 MILE

15 MILE

20 MILE



21,405

26,714

33,388

40,431

5 MILE

10 MILE

15 MILE

20 MILE



\$68,420

\$71,781

\$71,612

\$72,772