



CORPORATE REALTY

1706 Cannes Dr., LaPlace, LA 70068
985.653.7368 | corp-realty.com

OFFICE SPACE | FOR LEASE

Suite in Office Complex on Airline Highway

429 W Airline Highway
LAPLACE, LOUISIANA 70068

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SUITE Q

HIGH VISIBILITY SPACE ALONG BUSY AIRLINE HIGHWAY

429 W Airline Highway, LaPlace, LA 70068

DESCRIPTION

The Riverlands Professional Plaza is an office complex consisting of multiple buildings. It has highly visible signage and abundant shared parking. Located along busy Airline Highway (known as Blues Highway) in downtown LaPlace, it is directly across from the Home Depot and near quick-serve restaurants, service providers, and more.

There is currently one office suitess available for lease. It has private offices and would be good for a variety of uses, from professional services to medical.

OVERVIEW

SIZE	Suite Q: 2,100 - 3,000 sf
LEASE RATE	\$12.00/sf, gross (tenant pays for electricity and interior upkeep; landlord pays all other expenses)
PARKING	plentiful parking on shared lot



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429 W AIRLINE HIGHWAY

SUITE Q (UP TO 3,000 SF)



DESCRIPTION

2,100 - 3,000 sf (can be subdivided)

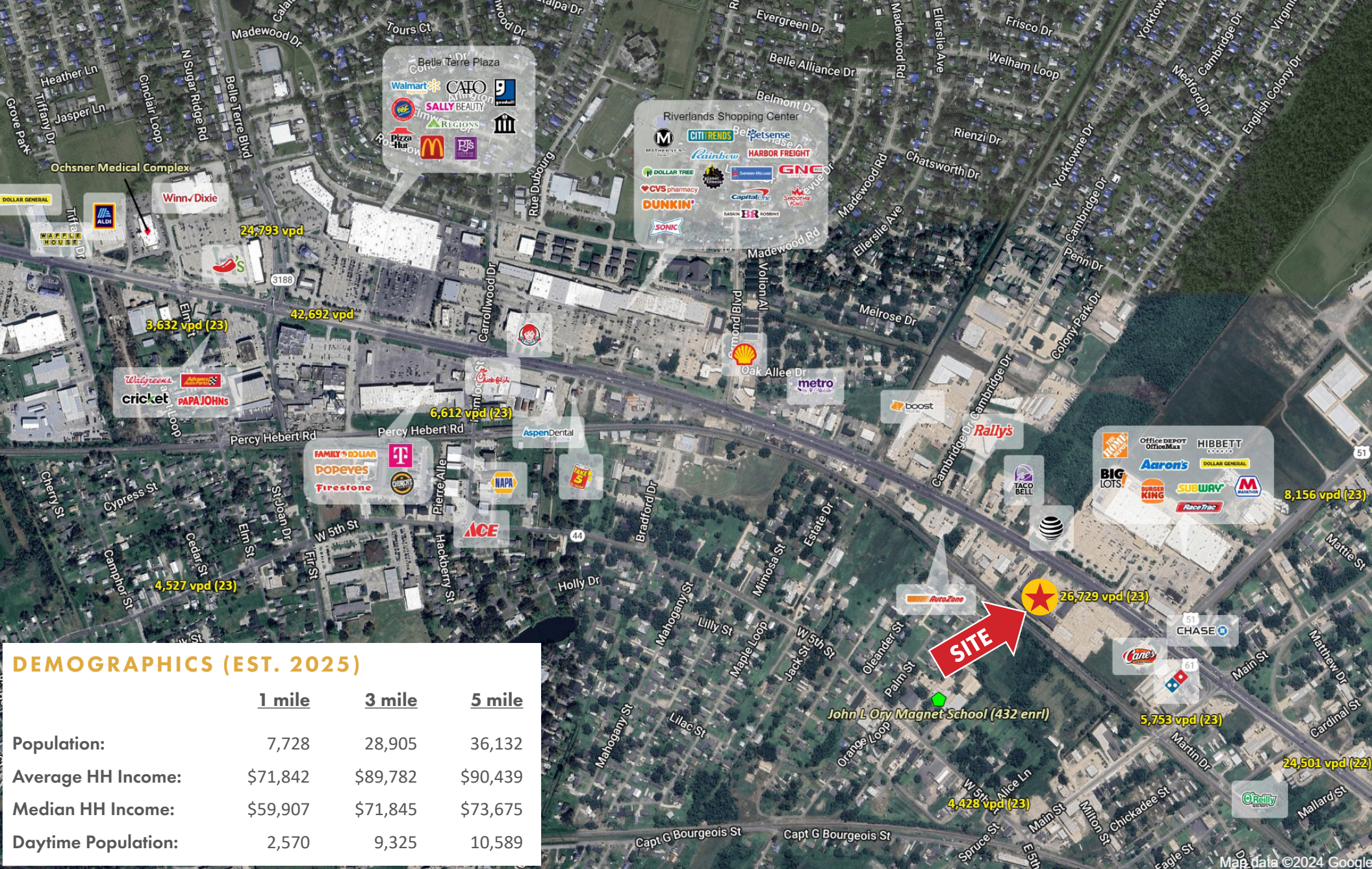
This second-floor office suite is move-in ready at 3,000 rsf, or it can be subdivided up to 2,100 rsf. There is elevator access. The office layout consists of a reception area, private offices, and a breakroom.



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DEMOGRAPHICS (EST. 2025)

	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
Population:	7,728	28,905	36,132
Average HH Income:	\$71,842	\$89,782	\$90,439
Median HH Income:	\$59,907	\$71,845	\$73,675
Daytime Population:	2,570	9,325	10,589

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