



SPACIOUS MEDICAL CLINIC IN DOCTOR'S ROW METAIRIE

3939 Houma Blvd Building 4 Suite 216, Metairie, LA 70006

MATT EATON, CCIM • PARTNER

OFFICE: 504.414.0703

MOBILE: 504.339.2136

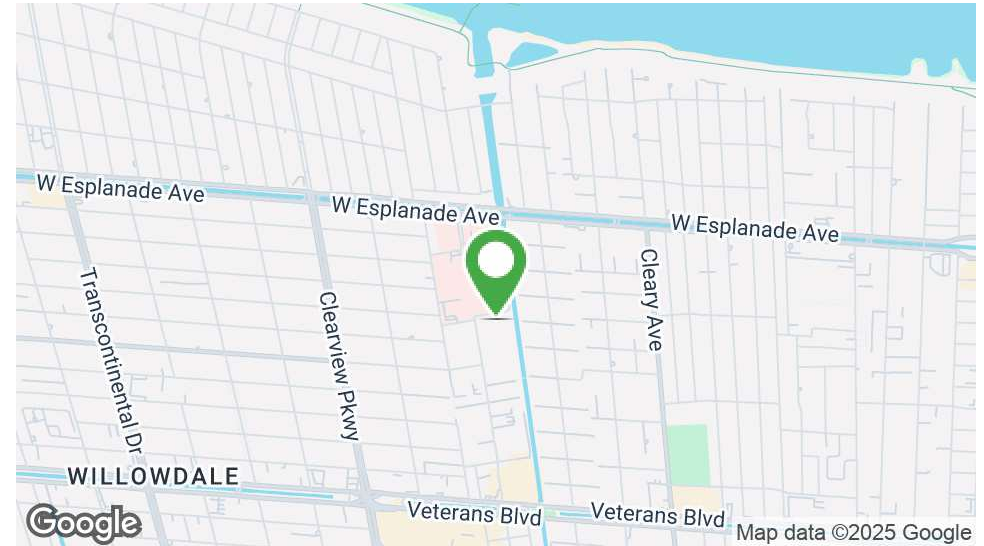
matt@matteatonccim.com

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OFFICE: 504.414.0703

MOBILE: 504.616.5700

momiller@ccim.net



PROPERTY DESCRIPTION

This 4,635 sf suite, comprised of 3,095 sf of medical clinic space and 1,540 sf of office space, is ideally situated on Doctor's Row in Metairie, LA, just steps from East Jefferson General Hospital and surrounded by a well-established network of medical practices.

The suite includes:

- Waiting room
- Six exam rooms
- Two bathrooms
- One office/break room
- One consult/draw room
- Three upstairs offices with storage area

With prime visibility, generous parking, elevator access, and proximity to a thriving healthcare community, this property is perfectly suited for a variety of medical specialties.

OFFERING SUMMARY

Sale Price:	\$725,000
Lease Price:	\$5,000/Month (Modified Gross)
Building Size:	4,635 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	7,266	51,611	101,167
Total Population	17,620	118,301	232,703
Average HH Income	\$99,822	\$100,471	\$98,249

OFFICE BUILDING FOR SALE OR LEASE

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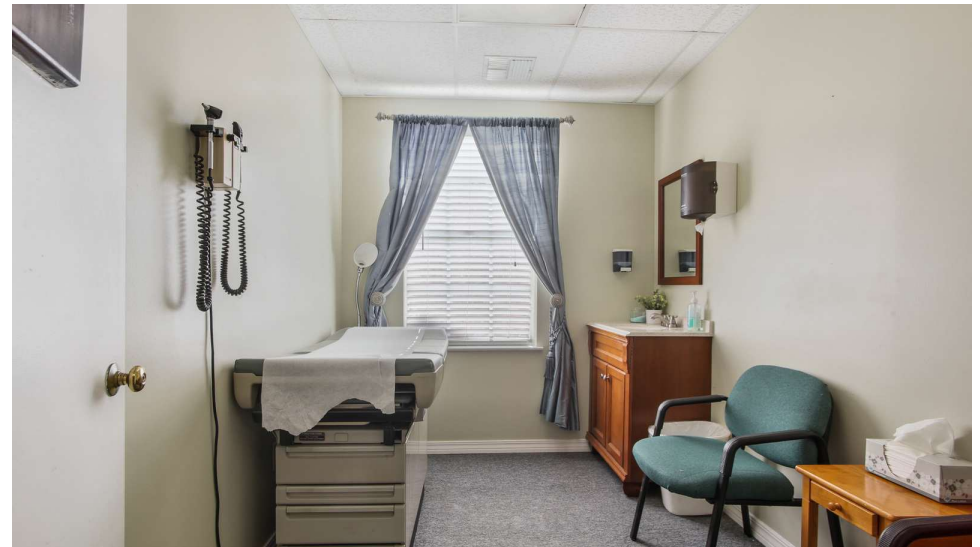
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ADDITIONAL PHOTOS

SOUTHEAST COMMERCIAL REAL ESTATE | 2310 19th Street Gulfport, MS 39501 | <https://southeastcre.com>



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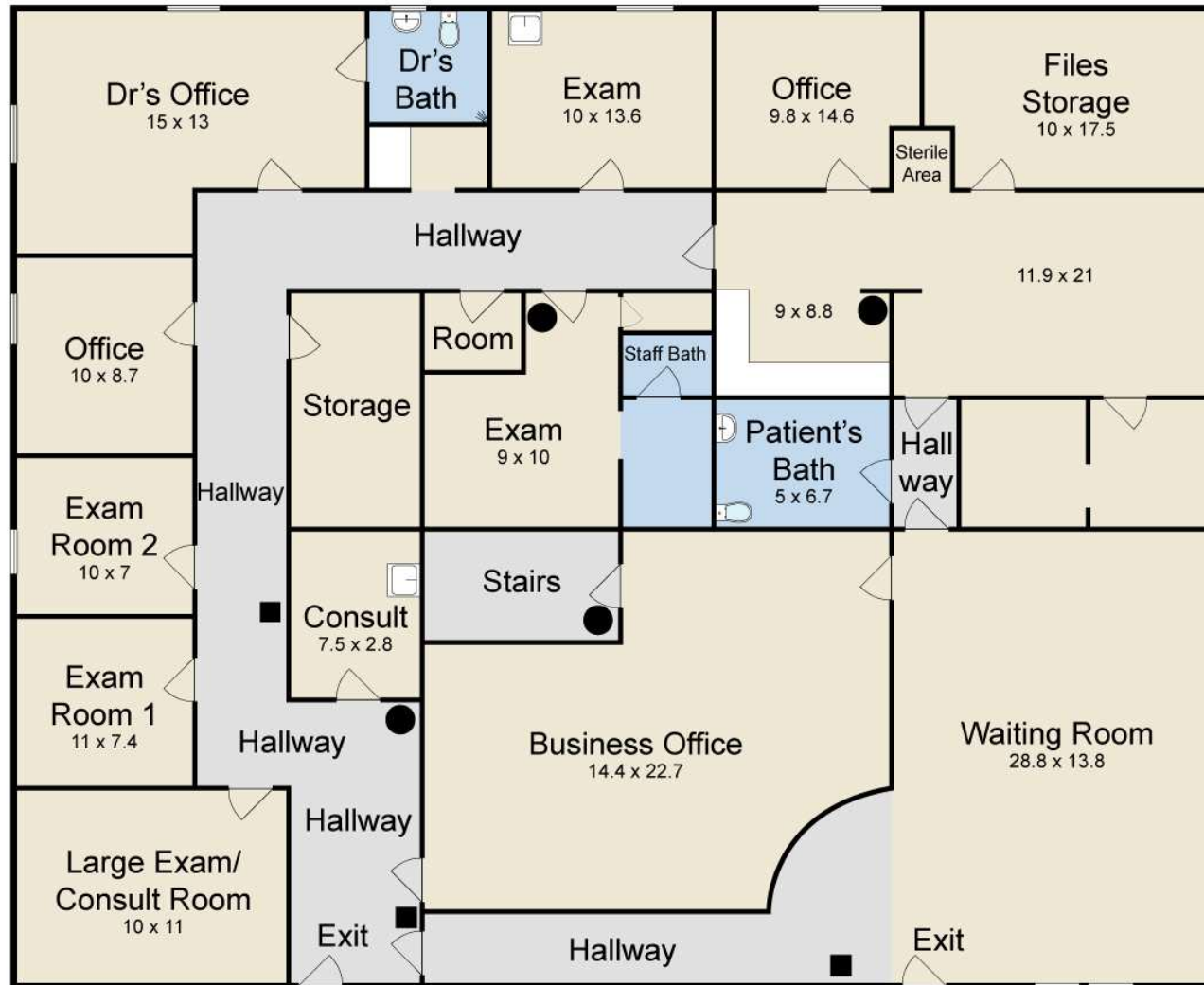
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For guidance only

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FLOOR PLAN

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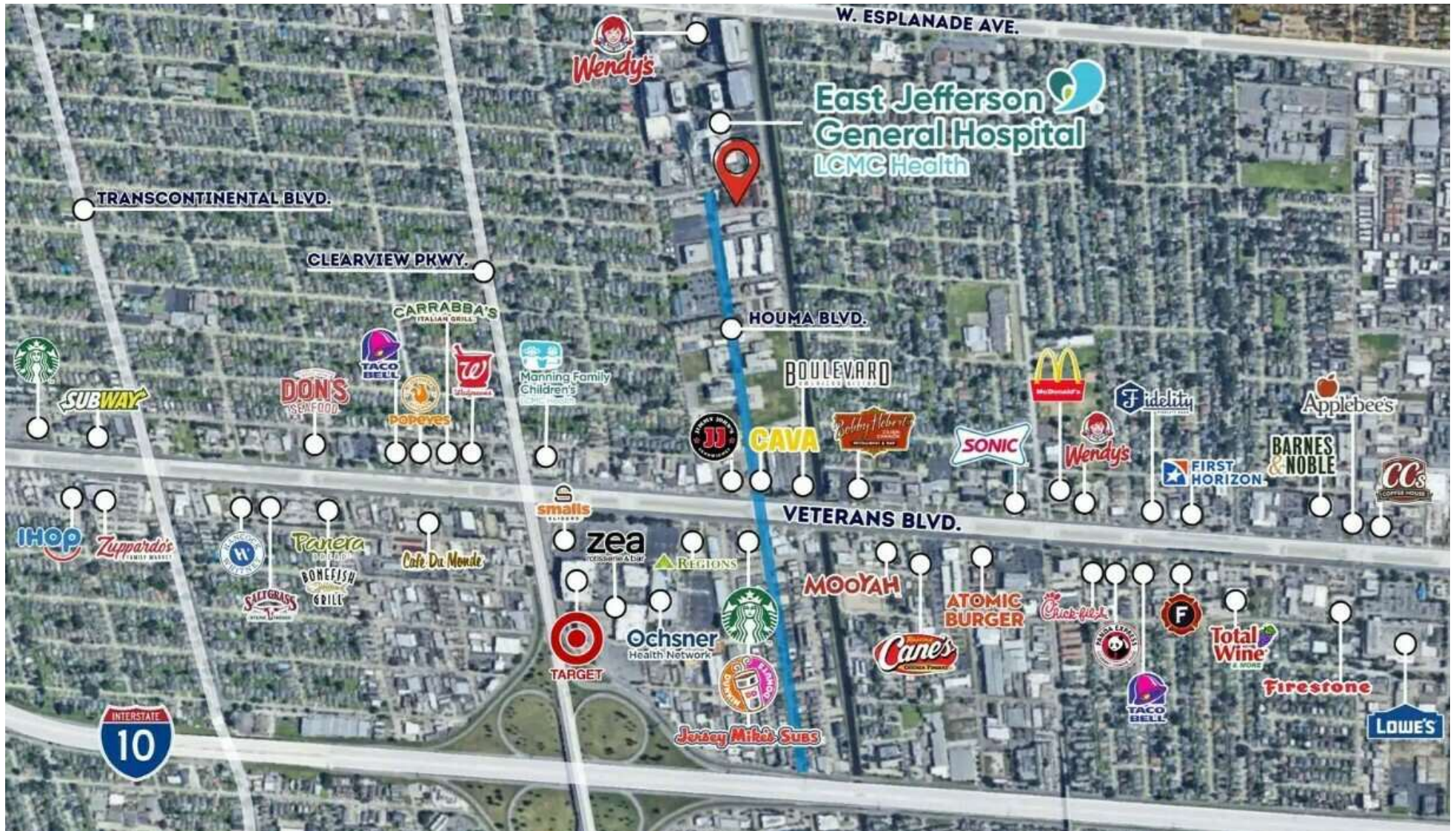
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AERIAL





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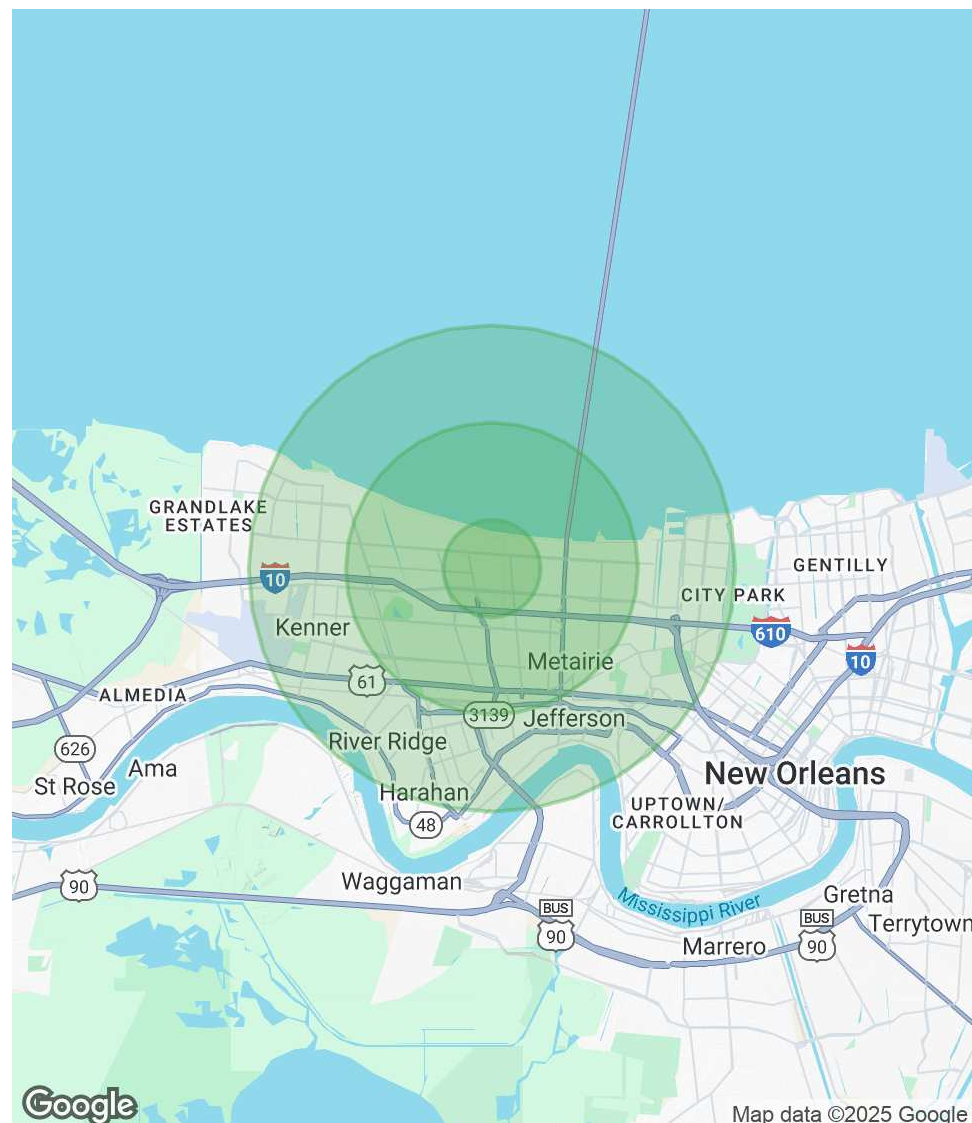
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	17,620	118,301	232,703
Average Age	41	42	42
Average Age (Male)	40	41	41
Average Age (Female)	43	44	43

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	7,266	51,611	101,167
# of Persons per HH	2.4	2.3	2.3
Average HH Income	\$99,822	\$100,471	\$98,249
Average House Value	\$368,692	\$343,844	\$354,359

Demographics data derived from AlphaMap



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DEMOGRAPHICS MAP & REPORT

