



3204 E MILTON AVE YOUNGSVILLE, LA 70592

New Whataburger Anchored Cane Center

Lease Price: \$28/32 PSF

1.23 Acre Site
3,449 SF Space

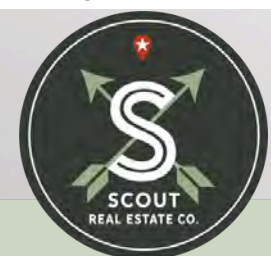


±3,449 square feet of retail space is available in the Cane Center, ideally located in the heart of Youngsville, Louisiana. This rapidly growing area offers excellent visibility, convenient access, and a strong surrounding residential population, making it a strategic spot for commercial activity.

The Cane Center is anchored by a high-traffic Whataburger, which drives consistent foot traffic to the property. Located just minutes from Sugar Mill Pond and Rouses Market, the center sits in a high-demand corridor surrounded by well-established neighborhoods and complementary businesses.

This retail space is well-suited for a variety of uses, including retail, restaurant, or service-based operations. Its location within a bustling commercial zone ensures a steady customer base and strong potential for long-term success.

Don't miss this opportunity to establish or expand your presence in one of Youngsville's most active commercial hubs.



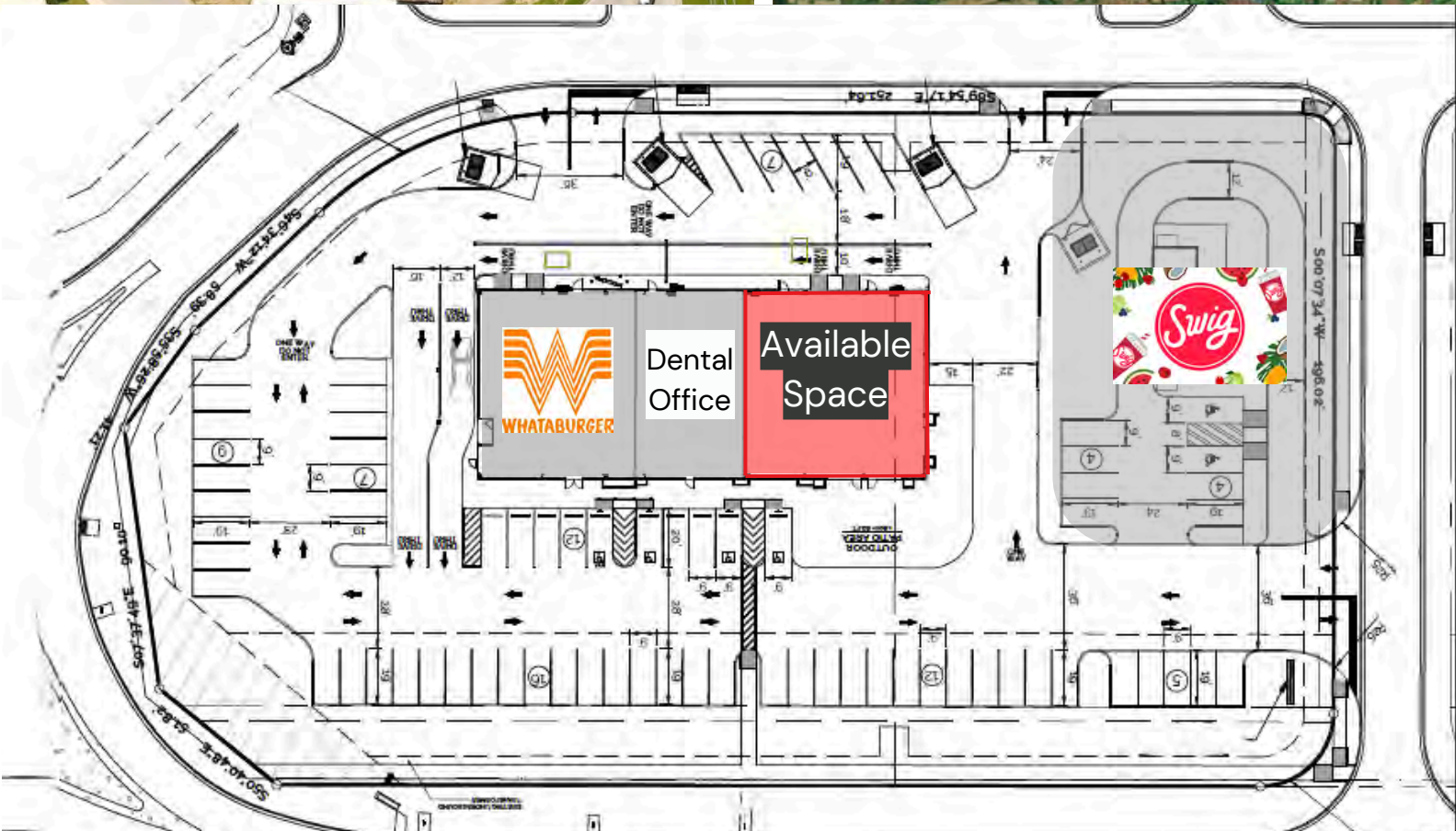
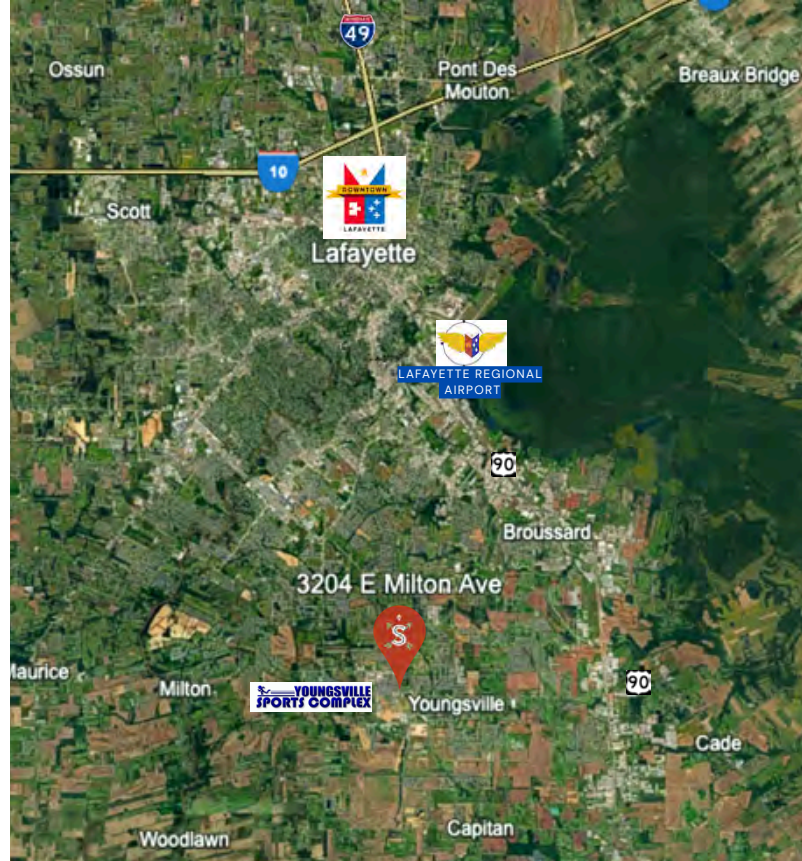
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