

SUMMARY

FOR SALE

SALE PRICE

- \$392,000

PROPERTY DETAILS

- +/- 3 Acres
- \$9 PSF

PROPERTY DESCRIPTION

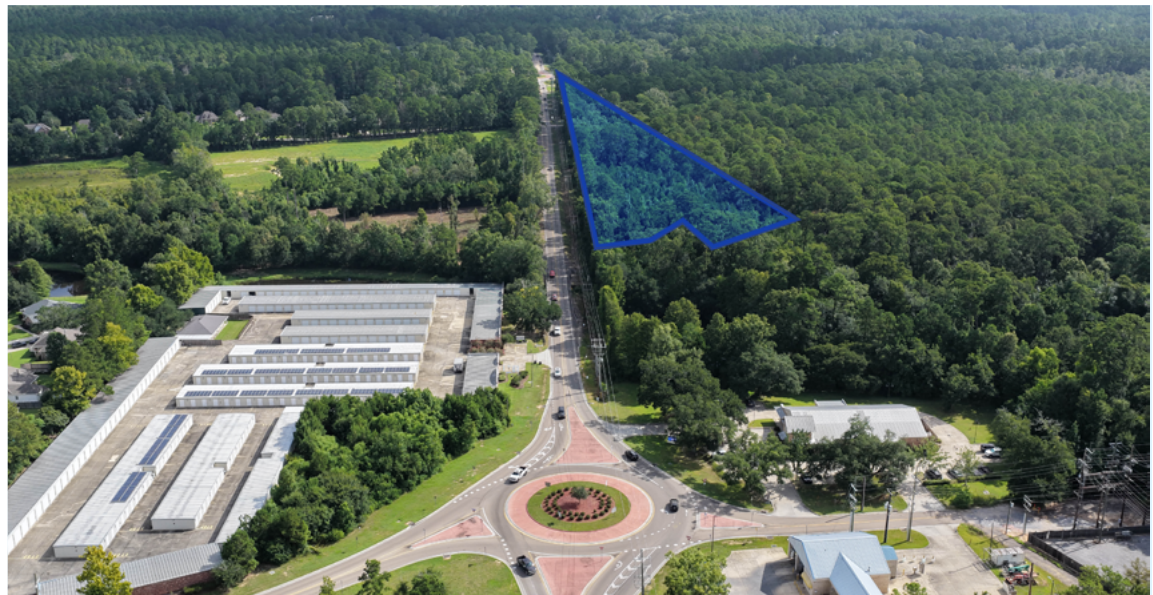
This ±3-acre Highway Commercial-zoned tract offers frontage along LA Highway 59 in Mandeville, Louisiana. Positioned just north of I-12, this property provides convenient access to the Northshore and surrounding regional markets.

Established residential neighborhoods are located east and west of the property, providing a nearby customer base for a variety of commercial uses. Highway Commercial zoning allows for a broad range of retail, office, medical, restaurant, automotive, and service-related development opportunities, subject to local regulations.

PHOTOS

RETAILER MAP

DEMOGRAPHICS





BRADLEY COOK, CCIM
Office: 985-898-2022
Direct: 985-246-3720
bcook@stirlingprop.com

DANIEL COOK
Office: 985-898-2022
Direct: 985-246-3795
dcook@stirlingprop.com

HIGHWAY 59 DEVELOPMENT SITE

Mandeville, LA 70448

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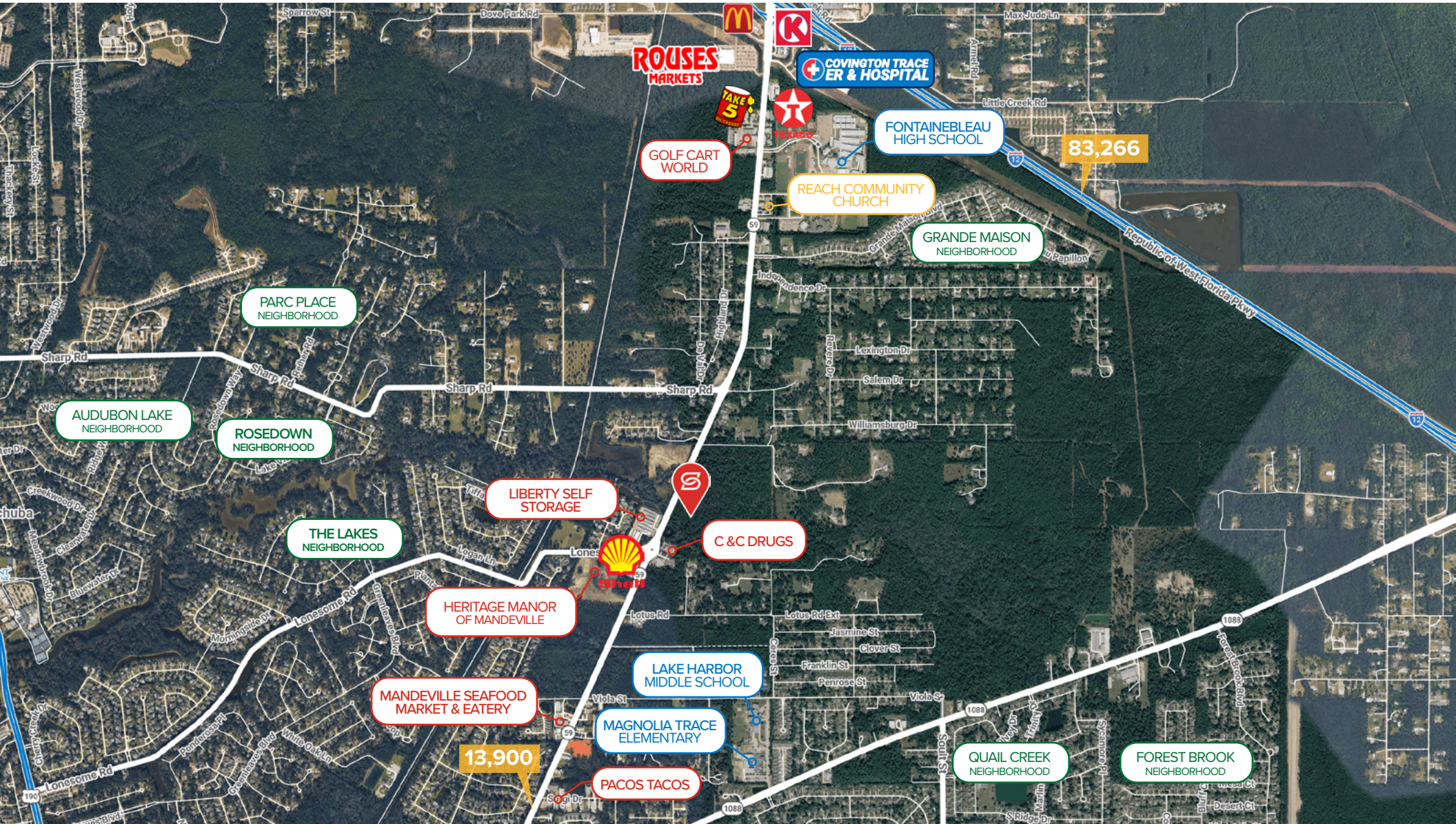
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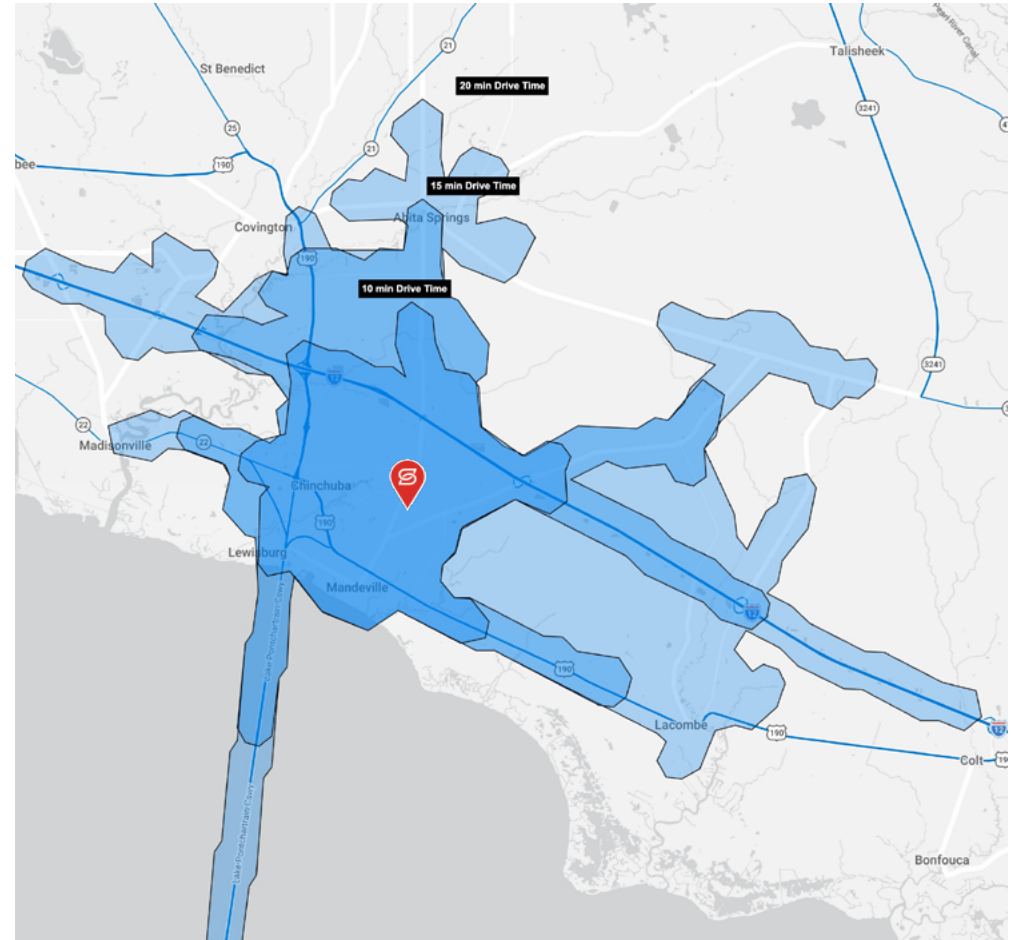
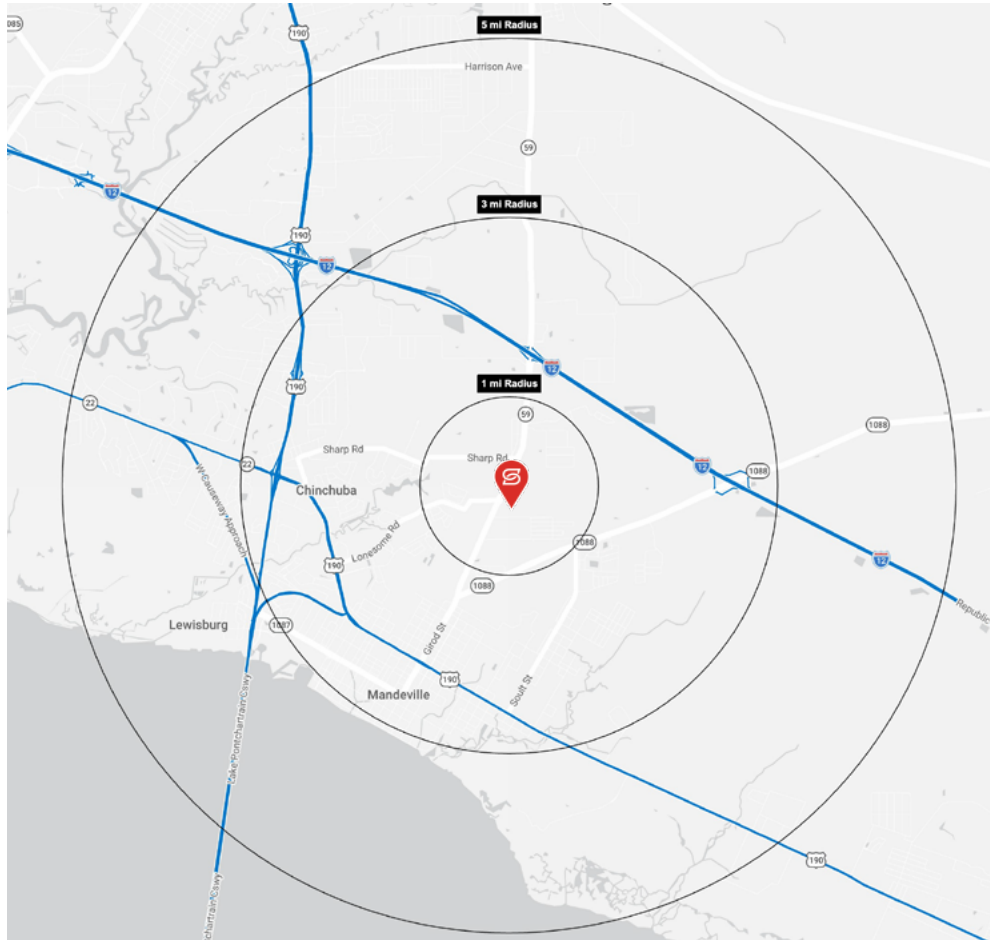


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2026 DEMOGRAPHICS



POPULATION

1 MIN

4,361

3 MIN

35,778

5 MIN

67,581



AVG. HH INCOME

1 MIN

\$152,124

3 MIN

\$145,345

5 MIN

\$139,570



HOUSEHOLDS

1 MIN

1,606

3 MIN

13,716

5 MIN

27,051