

## SUMMARY

## RETAIL AERIAL

## SITE PLAN & PHOTOS

## DEMOGRAPHICS

## FOR LEASE

### AVAILABLE

- Suite 9661 - 27,263 SF - \$5.50 PSF NNN
- Suite 9673 - 5,000 SF - \$8.00 PSF NNN

### NNN CHARGES

- \$2.66 PSF

### PROPERTY DESCRIPTION

The Donna Villa Shopping Center provides great visibility and easy access with multiple ingress/egress points to the heavily trafficked thoroughfare, Chef Menteur Hwy. The center, with O'Reilly Auto Parts, Dollar Tree, and JenCare Senior Medical Center as the current national tenants, is positioned near the Read Blvd intersection, which provides access to/from I-10 and surrounding neighborhoods.

The **FIRST** Rouses Market in New Orleans East is located in the adjacent center that provides cross access and also has a Family Dollar store.

There is potential for an outparcel position for a QSR user. Ample parking available in addition to potential pylon placement.

### CO-TENANTS

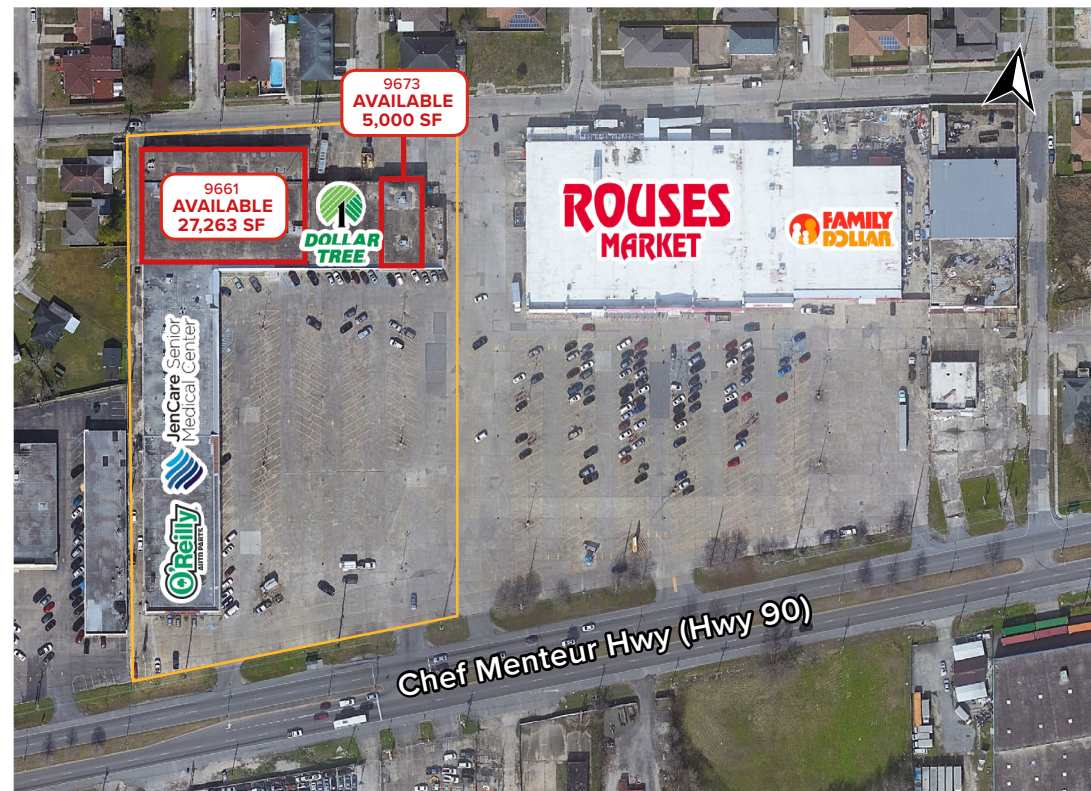
- O'Reilly Auto Parts
- JenCare Senior Medical Center
- Dollar Tree
- N.O.E. Satin Dolls School of Dance
- Charles Glenn Insurance Agency
- Pro Nails
- Big Chief Coin Laundry

### NEARBY LANDMARKS

- Rouses Market, Family Dollar, AutoZone, and Popeye's

### TRAFFIC COUNT (ADT 2025)

- On Chef Menteur Hwy (Hwy 90): 21,852



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**DONNA VILLA SHOPPING CENTER**  
 O'Reilly  
 JenCare Senior Medical Center  
 DOLLAR TREE

**ROUSES MARKET**  
 FAMILY DOLLAR

**New Orleans East Hospital**  
 LCMC Health

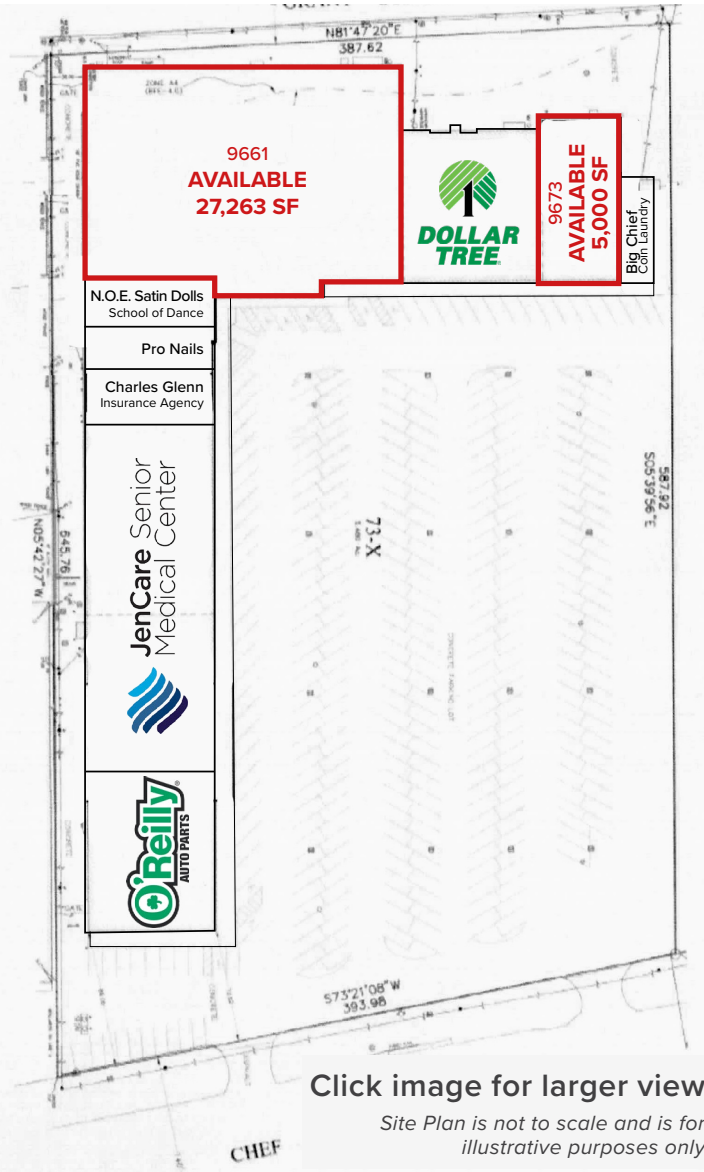
**NASA MICHOU D ASSEMBLY FACILITY**  
 ~3,500 Employees

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Click image for larger view

Site Plan is not to scale and is for illustrative purposes only



## 2025 DEMOGRAPHICS



POPULATION

5 MIN	10 MIN	15 MIN
28,217	78,541	174,861



AVG. HH INCOME

5 MIN	10 MIN	15 MIN
\$65,754	\$62,683	\$71,758



HOUSEHOLDS

5 MIN	10 MIN	15 MIN
10,857	30,238	75,596

