



# COMMERCIAL LOTS AVAILABLE

2400 CHEMIN METAIRIE PKWY, YOUNGSVILLE, LA 70592

**Price: \$5.00-\$32.00PSF**

1.00-11.26 ACRES  
VARIOUS PARCEL SIZES



PRIME COMMERCIAL LOTS LOCATED ON HIGH TRAFFIC CHEMIN METAIRIE PKWY AND DETÈNTE RD IN YOUNGSVILLE, ACROSS FROM THE YOUNGSVILLE SPORTS COMPLEX

PROPERTY IS IN PROXIMITY OF SUGAR MILL POND, ACADIANA CHARTER ACADEMY AND ROUSES SUPERMARKET AND CAN BE SUBDIVIDED INTO VARIOUS SIZE PARCELS WITH SIZES RANGING FROM 1.00 - 11.26 ACRES

OVER 750,000 PEOPLE ARE EXPECTED TO VISIT THE YOUNGSVILLE SPORTS COMPLEX IN 2024 WITH +/-120 DIFFERENT SPORTS GAMES AND EVENTS HAPPENING EVERY MONTH

OWNER WILLING TO DO BUILD TO SUIT, GROUND LEASE, OR SALE (ALL OR PART) OF PROPERTY.



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617 S BUCHANAN ST, LAFAYETTE LA, 70501 | 337-443-0880 | SCOUTREC.COM



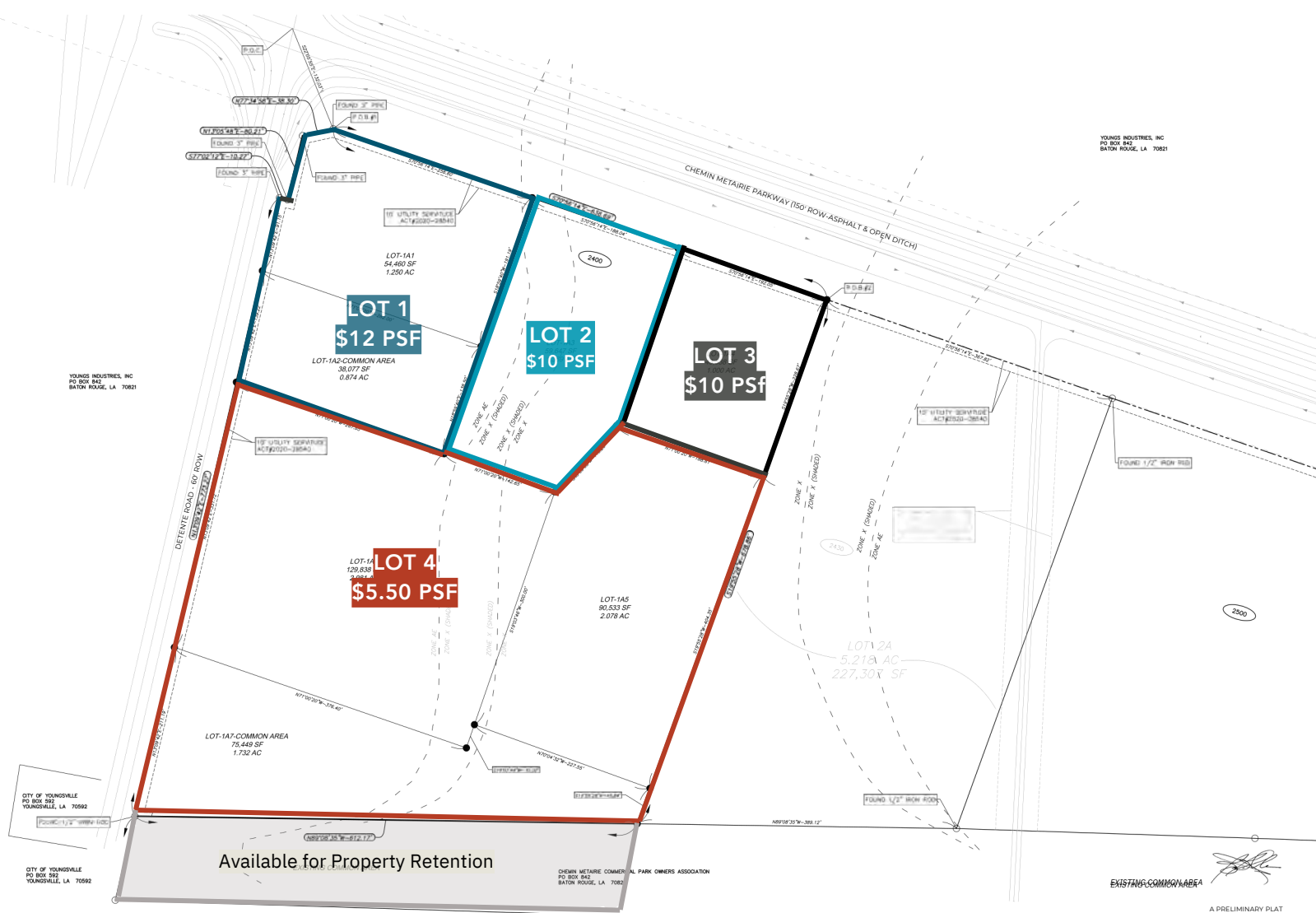
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GENERAL PLAT NOTES

LEGEND

A PRELIMINARY PLAT OF

A COMMERCIAL DEVELOPMENT

LOCATED IN SECTION 18, TOWNSHIP 3 SOUTH, RANGE 10 EAST, PARISH OF LAFOUR, LOUISIANA

SCALE: 1" = 100'

DATE OF PLAT: SEPTEMBER 1, 2022

BRENN J. BROWN, CIVIL ENGINEER & LAND SURVEYOR, 1301 BUCHANAN AVENUE, LAKE CHARLES, LOUISIANA 70601

TYPES OF IMPROVEMENTS

MINIMUM BUILDING SETBACKS

TYPICAL UTILITY NICHE

OWNER



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