## stirling

#### LYNDA TERRESON

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### KFC SHREVEPORT MARKET ST

1650 N Market St, Shreveport, LA

### **AVAILABLE**

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- · 2,517 SF free-standing building
  - Lease end date 5/31/2037

#### **NEARBY RETAILERS**

- McDonalds
- · Wendy's
- O'Reilly
- · Regions

- Burger King
- CVS
- · Southern Classic Chicken
- AutoZone

#### **NEARBY LANDMARKS**

- Shreveport Downtown Airport
- LSU Shreveport
- · Willis-Knighton North Medical Center
- · Ochsner LSU Health St. Mary Medical Center

#### **NEARBY HIGHLIGHTS**

- Quick access to Interstate 20
- · Located on a major commercial corridor with excellent road frontage
- Surrounded by fast food chains, gas stations, and service-based businesses

#### TRAFFIC COUNTS (ADT 2024)

- N Market St: 25.182
- I-20: 58,434

2025 DEMOGRAPHICS	1 MI	3 MI	5 MI
Population	4,515	18,351	78,902
Avg. HH Income	\$32,316	\$48,323	\$62,014
Daytime Population	7,706	35,226	96,308



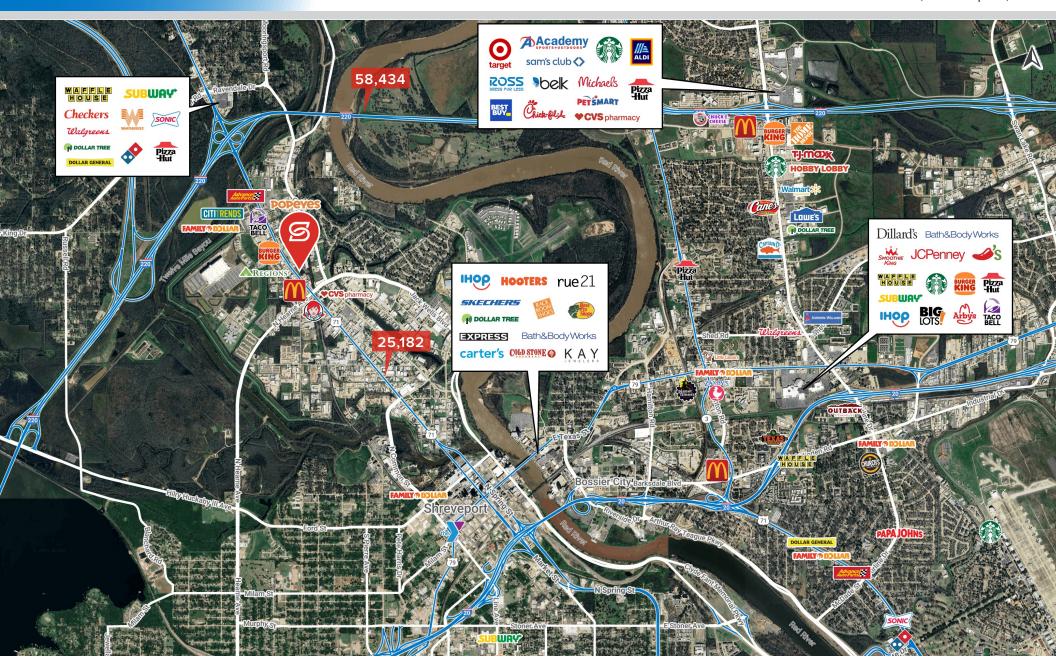
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