

Retail for Lease

**Former Gamestop - In Walmart Shadow Center
2,075 SF | NNN | \$18/SF (Annual)**



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Property Summary

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2,075 sf of endcap retail space available for lease in a Walmart Shadow Center. The space was formerly occupied by Gamestop. Other tenants in the building include Humana, CATO, and It's Fashion. Please contact Agent for additional information and showing instructions.

Location Information

Street Address 6404 Groom Rd. Suite A
City, State, Zip Baker, LA 70714

Property/Building Information

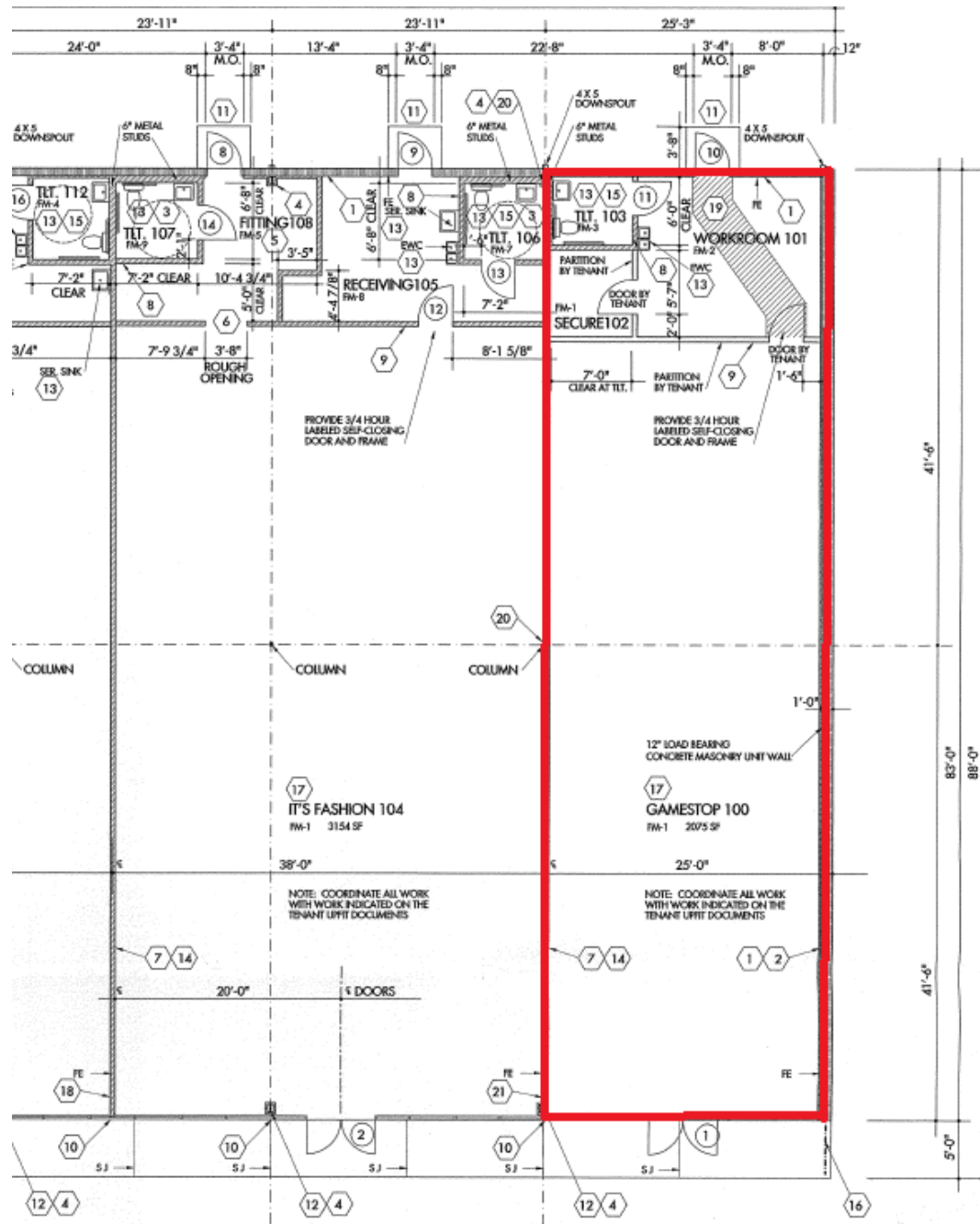
Property Type	Primary Use: Retail Secondary Uses: Office, Flex/R&D
Building Size	16,927 SF
Land (Acres)	1.28 Acres
Total Available Space	2,075 SF
Lease Rate	\$18/SF Annual
NNN Expenses	\$3.19/SF
Lease Type	NNN
Signage	Free Standing
Offices	1
Restrooms	1
Available Date	03/05/2025



Floor Plan

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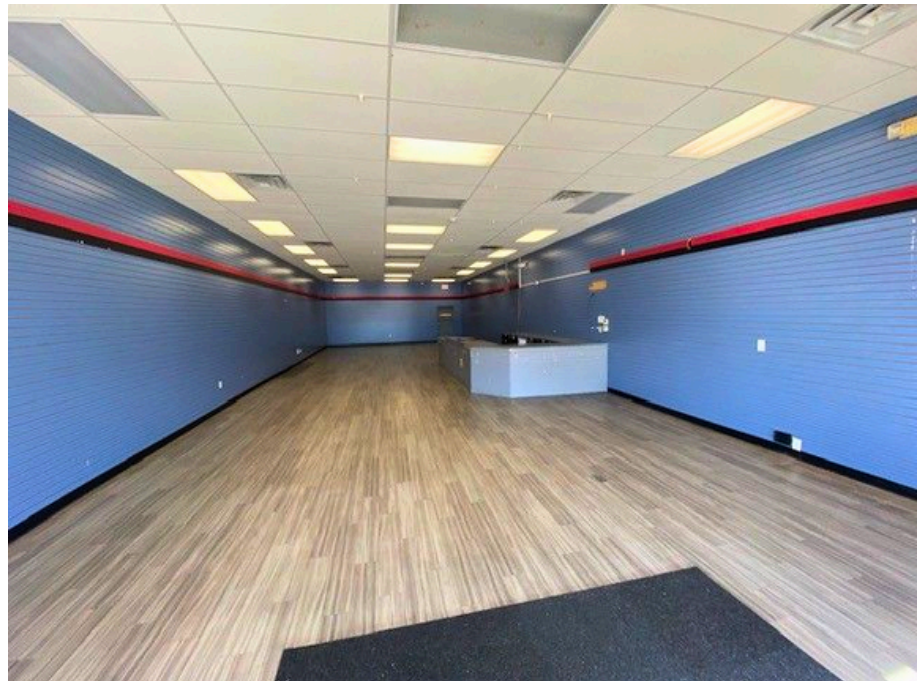
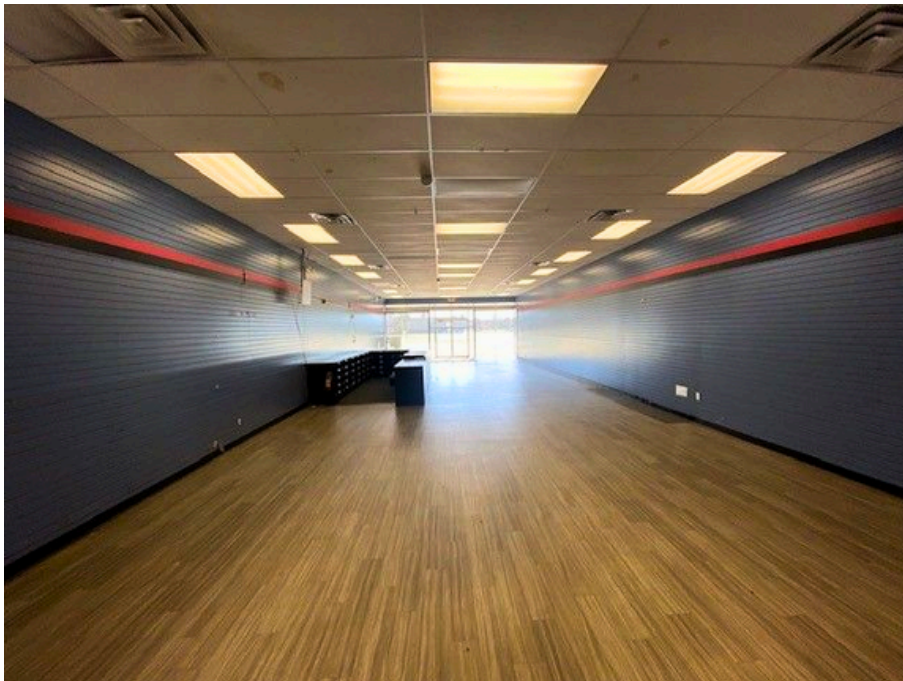
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Photos

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Aerial

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Aerial Map

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