

FOR SALE

Industrial Land Off of Hwy 59

1507 North Ln · I-2 Industrial

1507 North Ln
Mandeville, LA 70471 · St. Tammany Parish

SALE PRICE

\$585,000

\$4.49/SF

LOT SIZE

2.991 AC

130,287.96 SF

ZONING

I-2

Industrial

SITE STATUS

Ready to Build

Fully mitigated

ACCESS

Less than 3 miles

I-12

PROPERTY OVERVIEW

Approximately 2.991 acres of I-2 Industrial-zoned, fully mitigated, ready-to-build land located on North Lane in Mandeville, Louisiana. The property is listed for \$585,000 and positioned just off Hwy 59.

The site sits less than 3 miles from I-12, with convenient access to major transportation routes serving Mandeville, Covington, and the greater St. Tammany Parish area. Its industrial zoning, nearly three acres of land, and established corridor setting make it a versatile opportunity for industrial and service-oriented users.

KEY HIGHLIGHTS

- Approximately 2.991 acres of industrial land
- Ready to build
- Located on North Lane just off Hwy 59
- Established commercial and industrial corridor
- Fully mitigated
- I-2 Industrial zoning
- Less than 3 miles from I-12
- Potential for owner-user, warehouse, contractor, service, or storage use

USER FIT

Owner-user, warehouse, contractor facility, service business, storage operation, or other industrial development subject to zoning and development requirements.





SALE SNAPSHOT

Sale Price	\$585,000
Price / SF	\$4.49/SF
Price / Acre	\$195,586.76/AC
Lot Size	2.991 AC
Lot Size SF	130,287.96 SF

POTENTIAL USES

Warehouse	Contractor
Service	Storage

LISTING DETAILS

Offering	For Sale
Property Type	Land
Subtype	Industrial
Address	1507 North Ln
City	Mandeville, LA 70471
Parish	St. Tammany
Nearest Highway	Hwy 59

ADDITIONAL INFORMATION

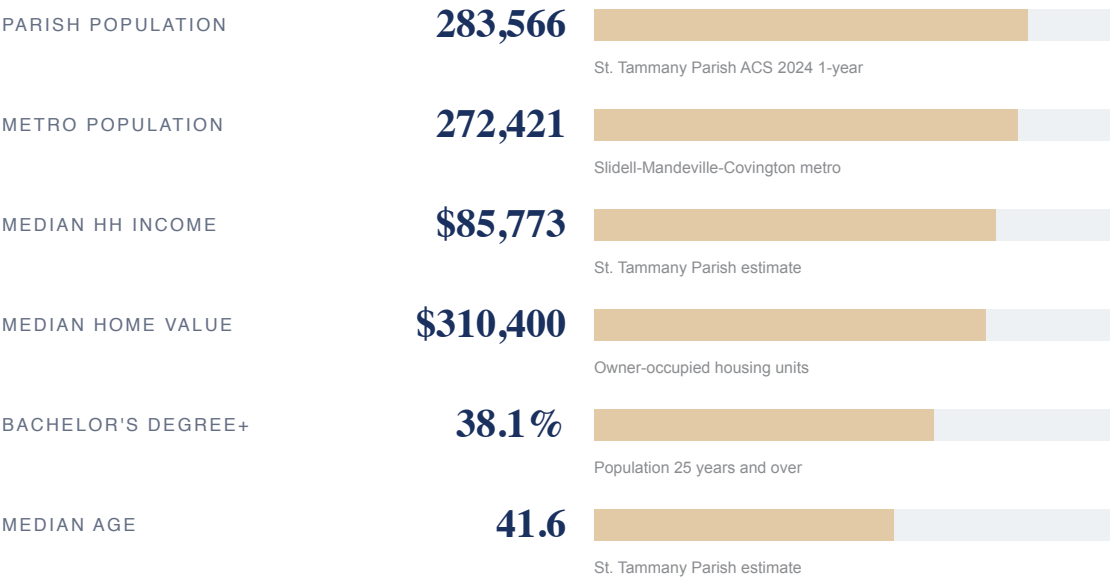
Zoning	I-2
Zoning Desc.	Industrial
Site Status	Fully mitigated / ready to build
Nearest Interstate	I-12
Distance to Interstate	Less than 3 miles
Nearest Airport	MSY - 41.4 mi
Listed	09/02/2026
Updated	09/03/2026
Listing ID	d9fe52ae

Buyer should independently verify acreage, zoning, permitted uses, access, utilities, drainage, flood zone, and all due diligence items.

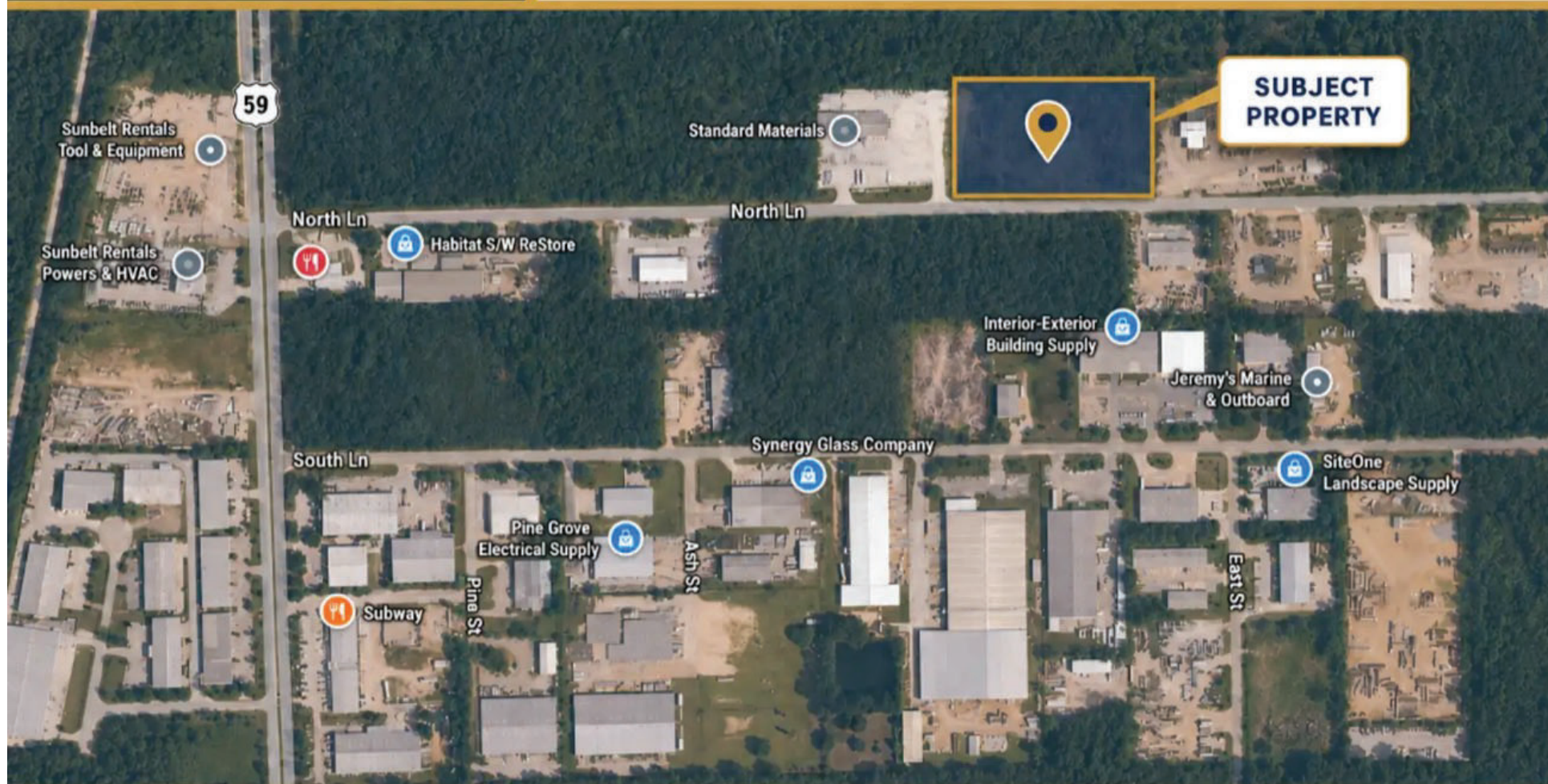
St. Tammany Demographics

Northshore industrial corridor position supported by St. Tammany income levels, regional population, and access to Hwy 59 and I-12.

SOURCE: CENSUS REPORTER ACS 2024 ESTIMATES.
FIGURES SHOWN AT ST. TAMMANY PARISH OR METRO
LEVEL AS LABELED.



LOCATION MAP



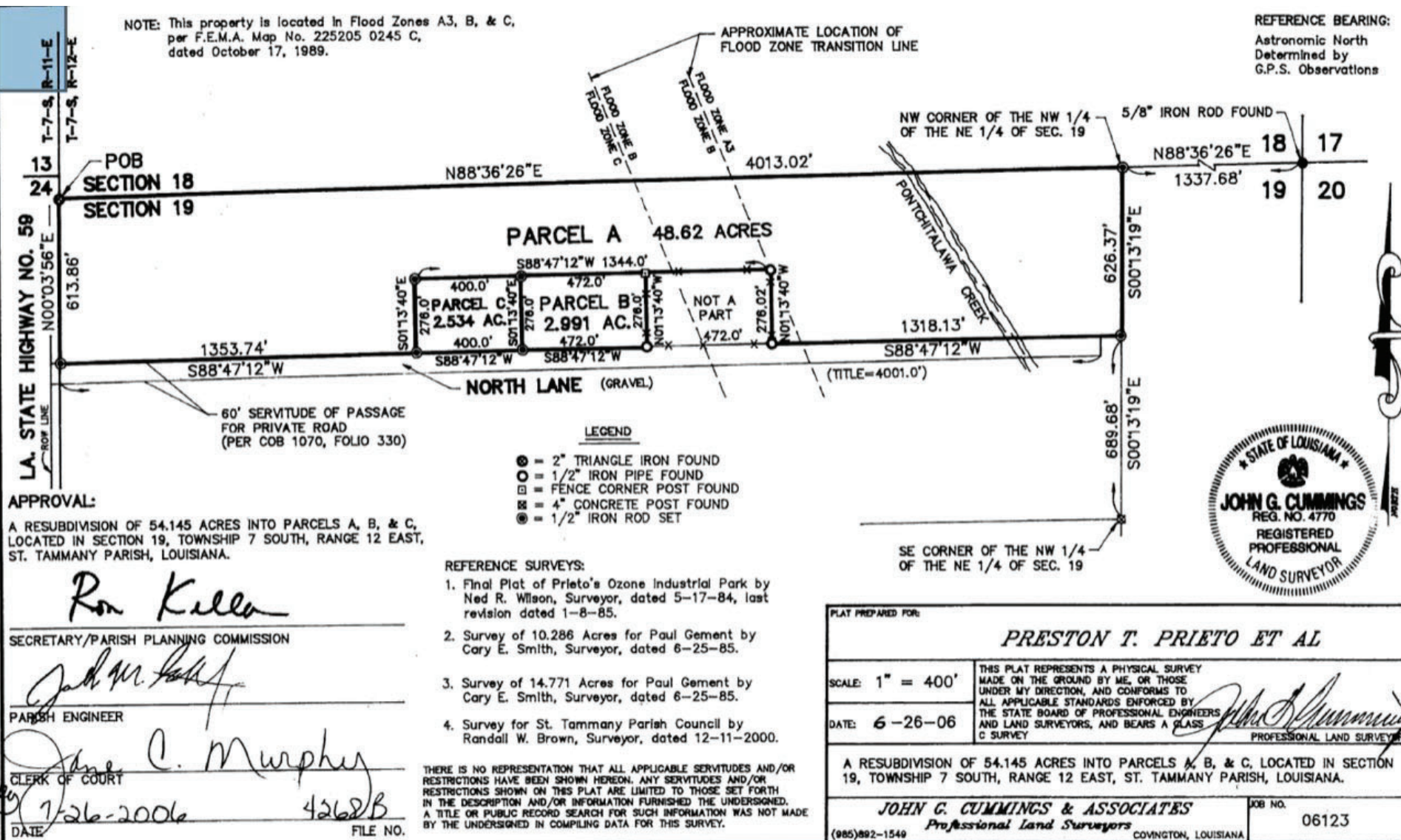
INDUSTRIAL OPPORTUNITY



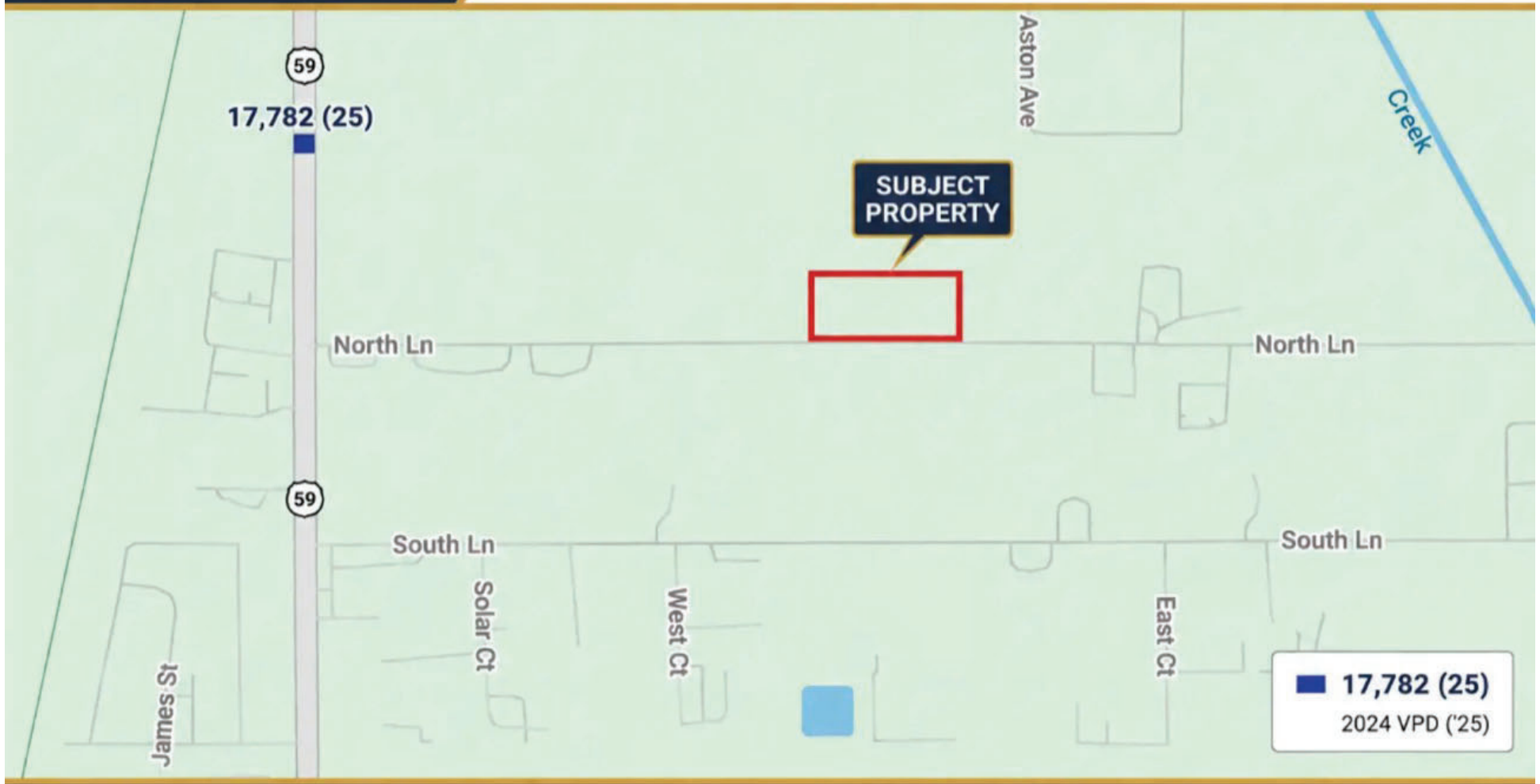
NOTE: This property is located in Flood Zones A3, B, & C, per F.E.M.A. Map No. 225205 0245 C, dated October 17, 1989.

APPROXIMATE LOCATION OF
FLOOD ZONE TRANSITION LINE

REFERENCE BEARING:
Astronomic North
Determined by
G.P.S. Observations



VPD MAP



Schedule a Site Visit

1507 North Ln · Mandeville, LA 70471

\$585,000 · 2.991 AC · I-2 Zoning

OFFERING SUMMARY

Address	1507 North Ln, Mandeville, LA 70471
Offering	Industrial land for sale
Sale Price	\$585,000
Price / SF	\$4.49/SF
Lot Size	2.991 AC
Listing ID	d9fe52ae

North Lane

Hwy 59

I-2 Zoning

2.991 AC

Information is sourced from the public LACDB listing and deemed reliable but not guaranteed.

Contact



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