SEALY & COMPANY

7170 Crown Drive
Shreveport, LA 71129

Land
For Sale



7170 Crown Drive
$55,000 / acre

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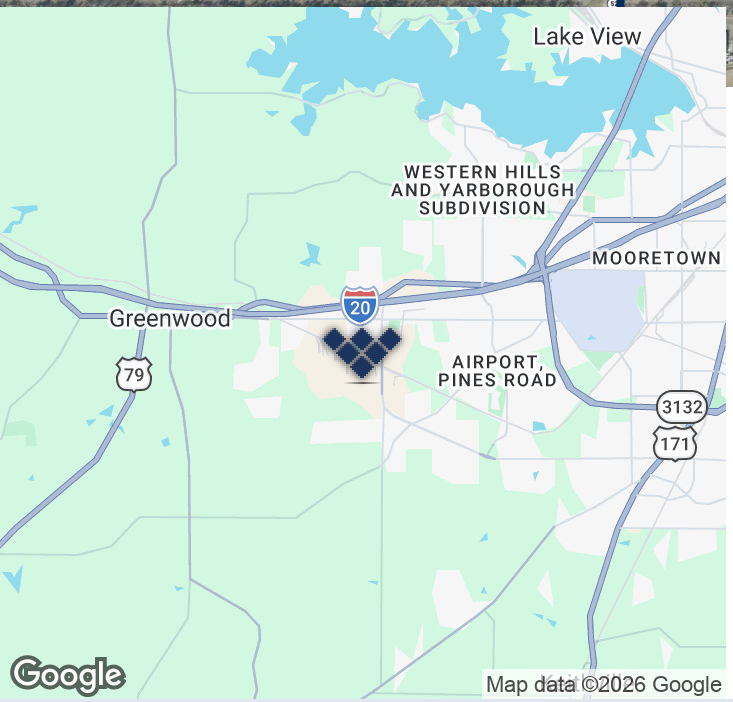
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Property Overview

The subject consists of approximately 17 usable acres of generally level, cleared industrial land, offering a development opportunity within an established industrial corridor. An additional ±6.7 acres within a drainage easement is situated immediately adjacent to the usable acreage.
Sale Price: $55,000 per usable acre, subject to survey.

Location Overview

Located on Crown Drive in southeast Shreveport, the property is approximately 0.25 miles west of Bert Kouns Industrial Loop and immediately east of the expanding SLB Shreveport campus, whose nearby operations have grown to approximately 3.1 million SF. The surrounding industrial area includes users such as Ascentek and Calumet.
The site offers convenient access to I-20 (±2 miles) via Bert Kouns Industrial Loop, with connectivity to major transportation and commercial corridors throughout the Shreveport-Bossier market.

Acres Available: 17 ± Usable AC | Price/Ac: $55,000 | Zoned: I-2

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