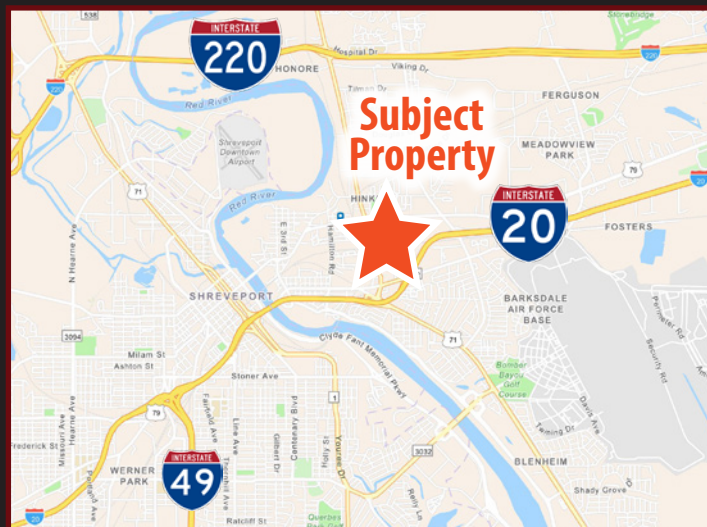




1.34 ACRES AVAILABLE FOR SALE

E. TEXAS STREET, BOSSIER CITY, LA 71111

- Located on East Texas Street (Highway 80)
- Only 500± feet East of Benton Road/East Texas intersection
- Approx. 28,000 vehicles per day at Benton Rd./East Texas St.
- 175+/- feet of frontage on East Texas
- Commercial site with highest and best use as retail, office or flex/service center building



For more information, contact:

G. Archer Frierson SIOR, CCIM

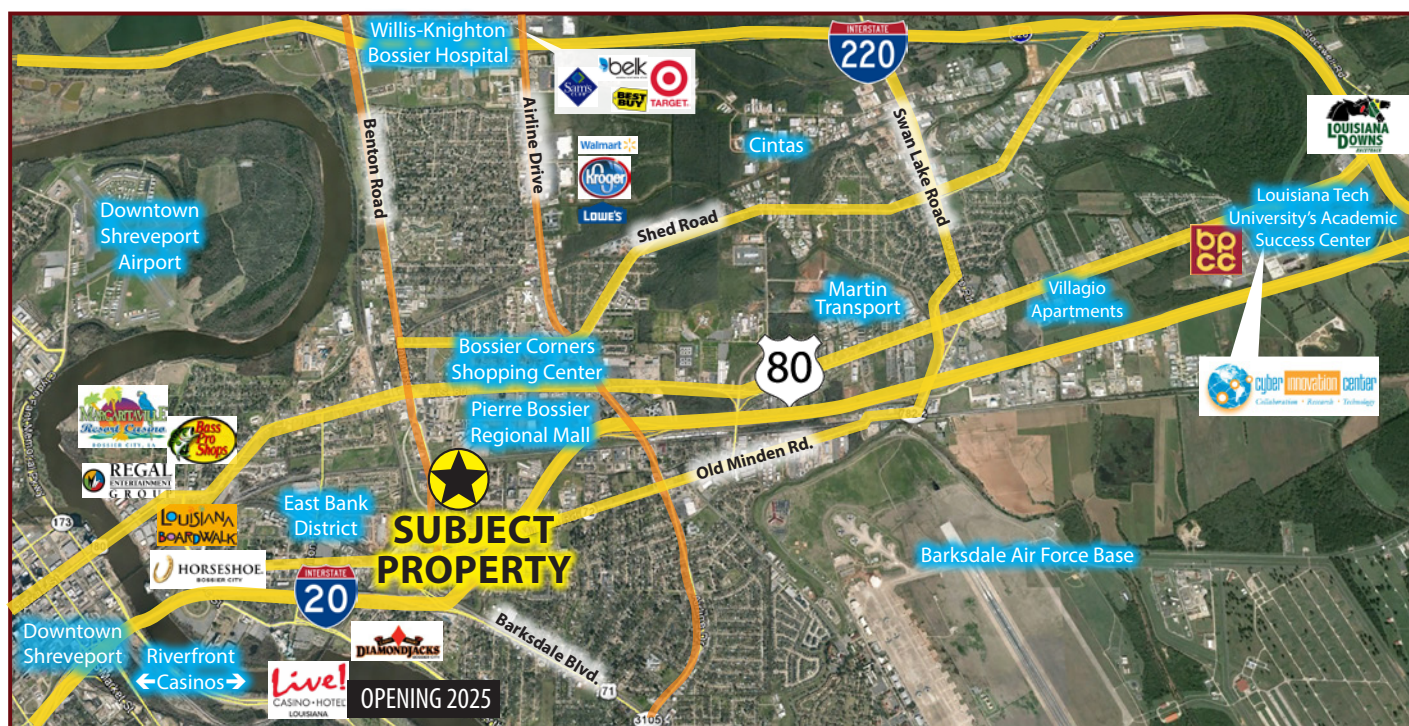
gfrierson@vintagerealty.com 318.222.2244 | vintagerealty.com

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1.34 ACRES FOR SALE

E. TEXAS STREET
BOSSIER CITY, LA 71111



2024 DEMOGRAPHICS

Radius	Number of Households	Avg HH Income	Population
1 mile	3,475	\$45,545	7,927
3 mile	17,735	\$56,912	41,110
5 mile	43,421	\$75,339	100,499



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