



101

COMMERCE
PARK

I-10 & LA-101
LACASSINE, LA

TREDD

CBRE

PROPERTY OVERVIEW

This ±79-acre, shovel-ready site sits directly off I-10 between Lake Charles and Lafayette, offering dual frontage on I-10's Frontage Road and LA 101 with excellent access and visibility. The site has retention in place and carries a C-1 zoning designation, permitting a wide variety of uses including light industrial & manufacturing, industrial outdoor storage, retail/wholesale, food & beverage, mobile home park, multifamily and single-family residential, to name a few. This site offers flexibility for users ranging from distribution and logistics operations to mixed-use development. Owner will subdivide



DEVELOPMENT READY

RETENTION IN PLACE



FLEXIBLE USE

ZONED C-1 (COMMERCIAL)

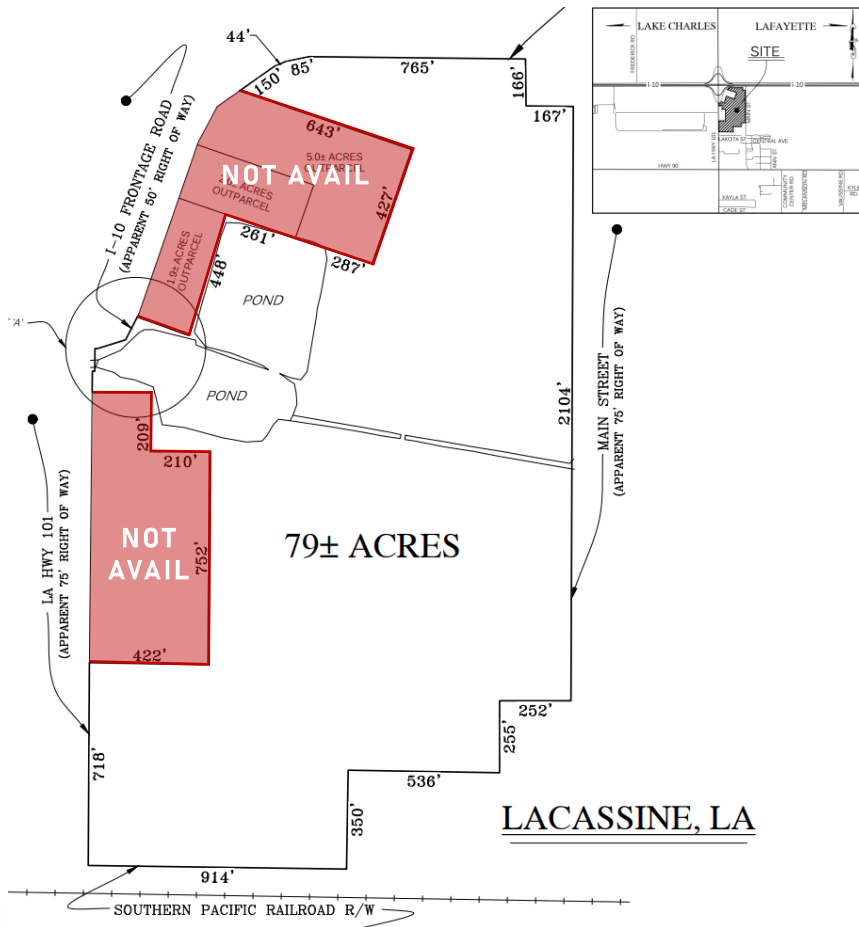


STRATEGIC LOCATION

*I-10 FRONTAGE B/W
LAKE CHARLES & LAFAYETTE*



101 COMMERCE PARK
LACASSINCE LA



EXECUTIVE SUMMARY

Flexible development opportunity at I-10 & LA 101 – ideally positioned on Interstate 10 with excellent connectivity to regional markets.

Highlights

- Prime Frontage with Easy Access to Major Travel Corridors
- Shovel-Ready Site with Detention In-Place
- Strong Regional Connectivity and Multi-Modal Transportation Options via Highway, Rail, Air, & Water – Well Suited for Logistics
- Owner Will Subdivide



101 COMMERCE PARK
LACASSINE LA

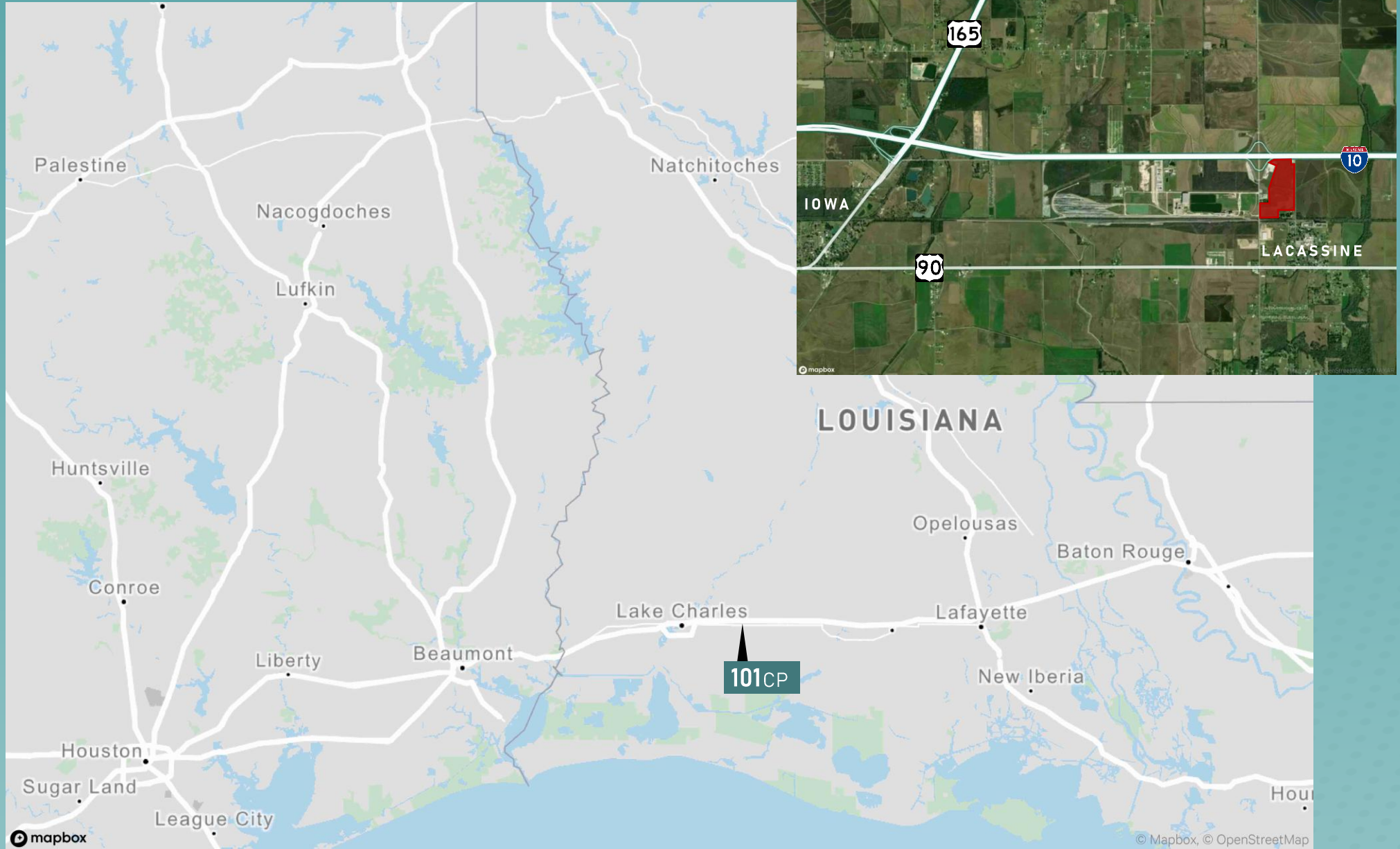
5 – 79

DEVELOPABLE
ACRES

\$2.00 –
\$5.00 PSF

COMPETITIVE PRICING

LOCATION MAP



101 COMMERCE PARK
LACASSINE LA



101 COMMERCE PARK
LACASSINCE LA

101

COMMERCE PARK

I - 10 & LA - 101
LACASSINE, LA

CONTACT US

Matt Redd

Redd Properties

+1 337 489 9666

mattredd@reddproperties.com

Alex McCollam

CBRE

+1 832 584 9162

alex.mccollam@cbre.com

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

TREDD **CBRE**