



## 710 W Prien Lake Road

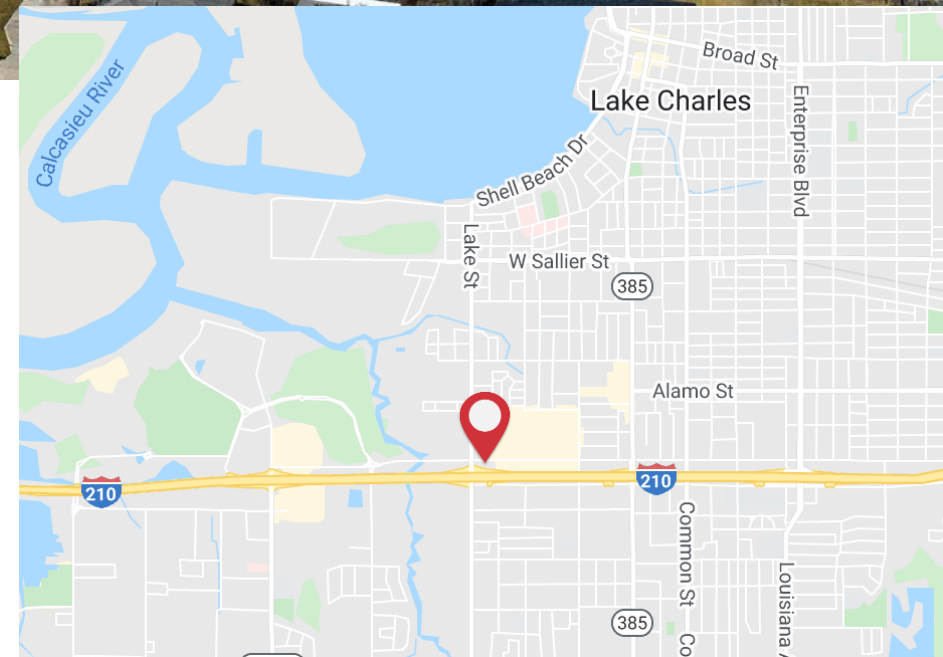
Lake Charles, Louisiana 70601

### Property Highlights

- 1.8 Acres on a Major Retail Thoroughfare
- Redevelopment, Build to Suit, or Ground Lease Options
- Visibility from Interstate 210, W Prien Lake Road and Lake Street
- Ideal Location for QSR, Large C-store or Hospitality Users
- Potential to Accommodate Multiple Users

### Property Overview

The subject property is a 1.8 acre site on a high traffic corridor in Lake Charles, Louisiana – one of the fastest growing small markets in the U.S. The property's location offers a great combination of solid daytime population, strong average income and complimentary area tenants. The property benefits from two points of ingress/egress (W Prien Lake Rd / Lake Street) and provides ample room for car lineup for any QSR user(s). Owners prefer to build to suit or ground lease the property.



**For more information:**

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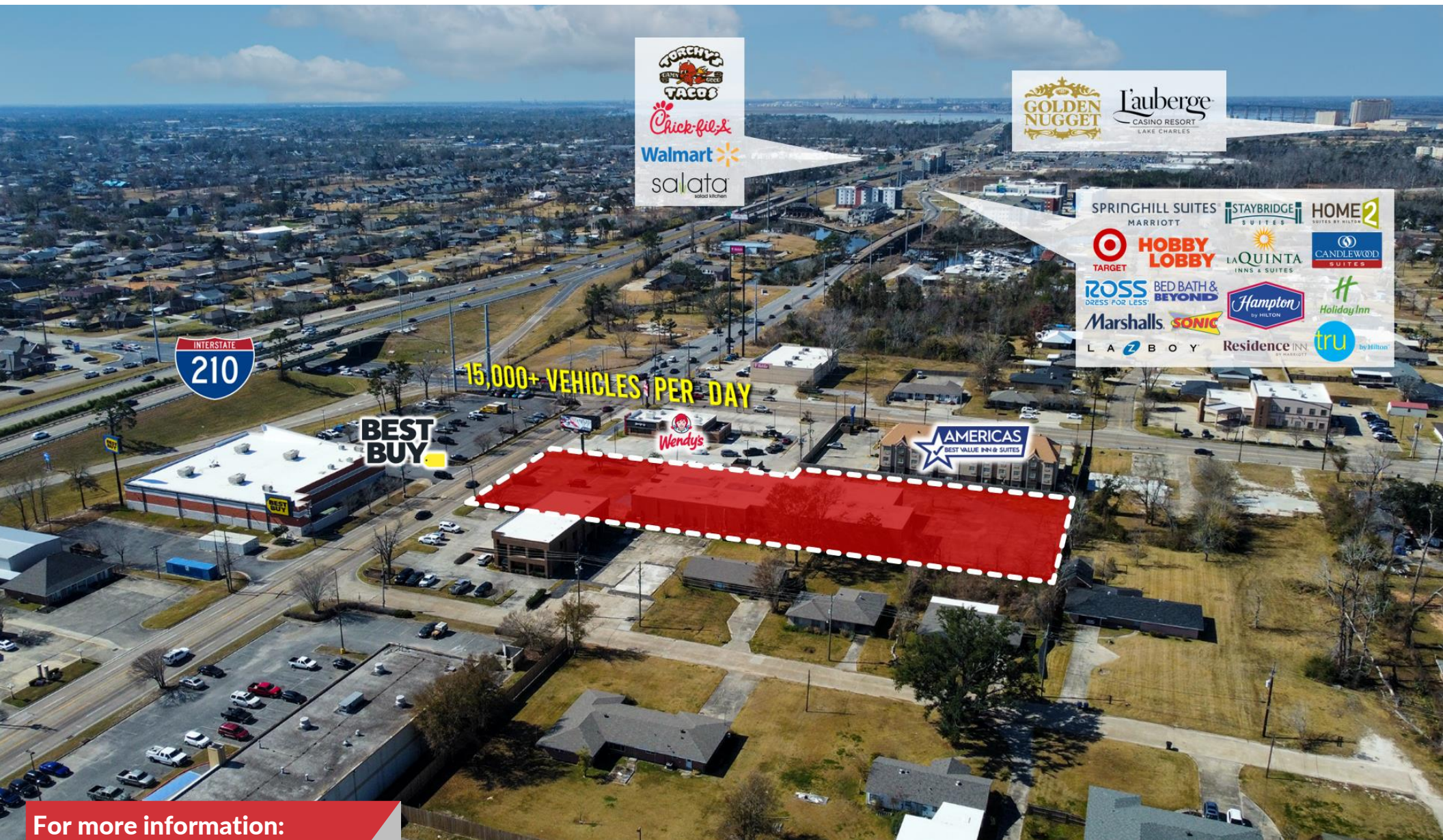


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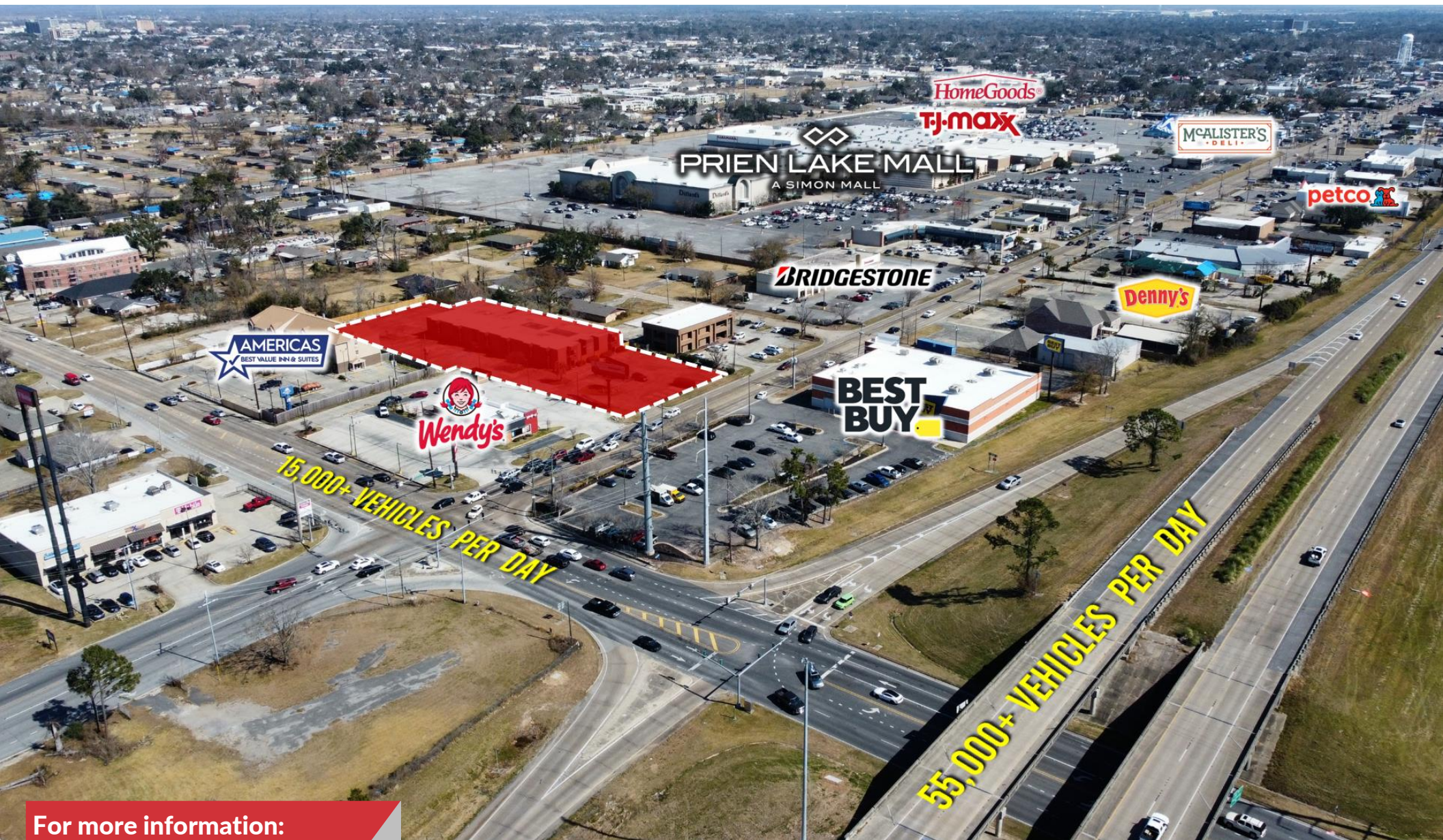


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