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#### **Property Summary**

#### **Description**

5.523 Acre, hard lit corner located on the Houma-Thibodaux MSA's retail corridor. This tract is available to purchase as a whole or subdivided into smaller sections (subject to negotiation).

#### **Key Features**

- Almost 29,000 CPD on MLK Blvd.
- Hard-lit corner on major traffic arteries
- Zoned C2 General Commercial
- Major retail corridor for Houma-Terrebonne MSA
- Site has municipal sewer and water
- Smaller parcels available per negotiation

### 1791 Martin Luther King, Houma, LA



**OFFERING PRICE:** \$ 3,850,000.00

LAND SIZE: 5.523 Acres

**TOTAL FRONTAGE:** 1,045 Linear Feet

(985) 872-4597 www.loganbabin.com 400 Lafayette St., Houma, LA 70360

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Seller owns multiple tracts on MLK Blvd.

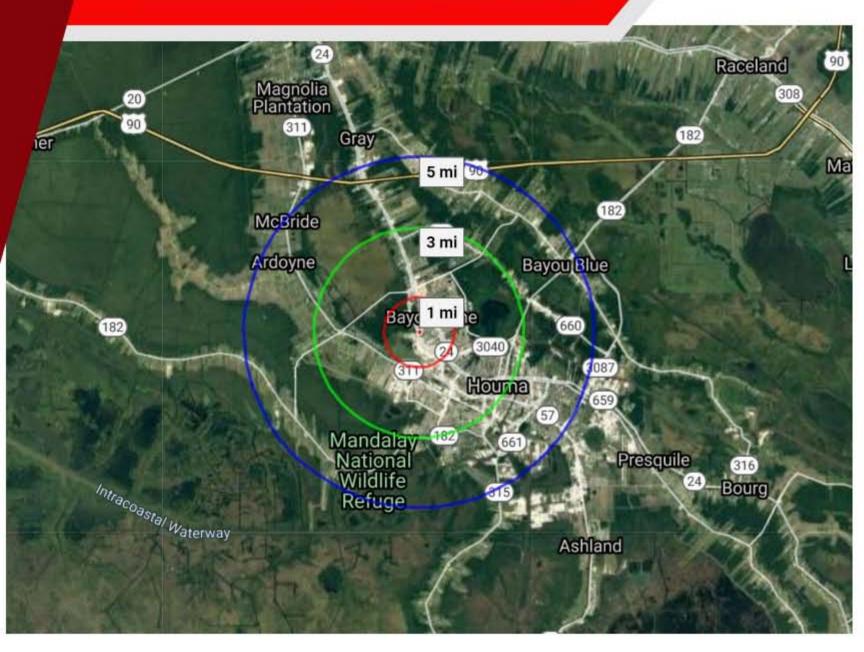


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### **Demographic Statistics**

PROXIMITY	1 Mile	3 Miles	5 Miles
Total Population	9,990	43,822	72,117
Median Age	34.37	36.22	35.39
Households	4,153	16,899	26,800
Avg. Household Income	\$63,001	\$68,516	\$65,979

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