



# 6190 MAIN STREET

6190 W Main Street, Houma, LA 70360

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## PROPERTY DESCRIPTION

Prime commercial/residential lot on Main Street, which is also Hwy 24.

The property is zoned C-2, is in Flood Zone X, has all public utilities. The site also has an elevation up to 7 feet.

10.66 acres total, of which 4 acres is a pond and 6.66 acres is buildable land.

Ideal for residential development like multifamily, townhomes, apartments, a retirement community or hotel.

Please see the attached residential renderings. Please call Martin Miller, CCIM for more information.

## OFFERING SUMMARY

Sale Price:	\$2,320,000
Lot Size:	10.66 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,020	13,352	25,661
Total Population	7,433	33,365	65,843
Average HH Income	\$93,016	\$95,047	\$94,134

LAND FOR SALE

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ADDITIONAL PHOTOS





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**PRIME COMMERCIAL LAND**  
**LAND FOR SALE OR GROUND LEASE**  
6190 West Main St. (Hwy 24) ~ HOUMA, LOUISIANA  
BAYOU CANE DEVELOPERS AND BROKERS WELCOME

Bayou Cane Fire Department

3 + Acres

4 ACRE POND

370'

3 + Acres

821'

364'

250'

WEST MAIN STREET

WEST PARK AVENUE

Douglas Drive

Southland Dodge

Daquiris & Co.

McDonald's

Broadmoor Bridge

Westside Boulevard

**N**

- Zone C-2 Commercial
- Flood Zone C
- Public Sewer
- Elevation - up to 7'
- Underground Utilities

**8 PARISH RETAIL DRAW**  
**450,000**

**SAFEST CITY IN THE STATE**

**TRAFFIC COUNT**  
**30,000 PLUS CARS DAILY**

Utilities: Sewer • Electricity • Gas • Water • Fire Hydrants

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**ADDITIONAL PHOTOS**





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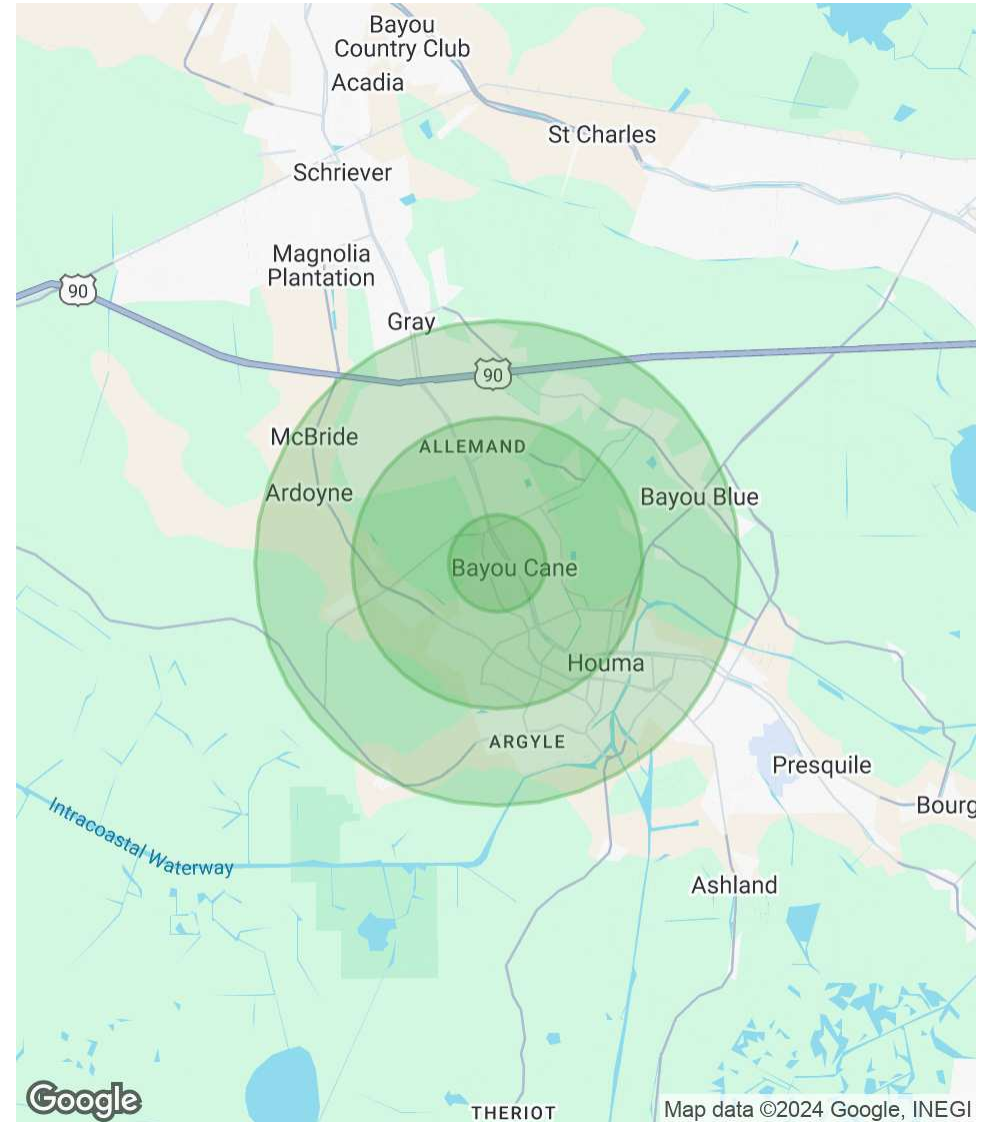
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,433	33,365	65,843
Average Age	39	39	39
Average Age (Male)	37	38	38
Average Age (Female)	40	40	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,020	13,352	25,661
# of Persons per HH	2.5	2.5	2.6
Average HH Income	\$93,016	\$95,047	\$94,134
Average House Value	\$255,242	\$281,596	\$268,512

*Demographics data derived from AlphaMap*



LAND FOR SALE

## DEMOGRAPHICS MAP & REPORT



**SOUTHEAST  
COMMERCIAL**  
REAL ESTATE