



MEDICAL / MULTIFAMILY/ RETAIL OPPORTUNITY

1834 Martin Luther King Boulevard, Houma, LA 70360

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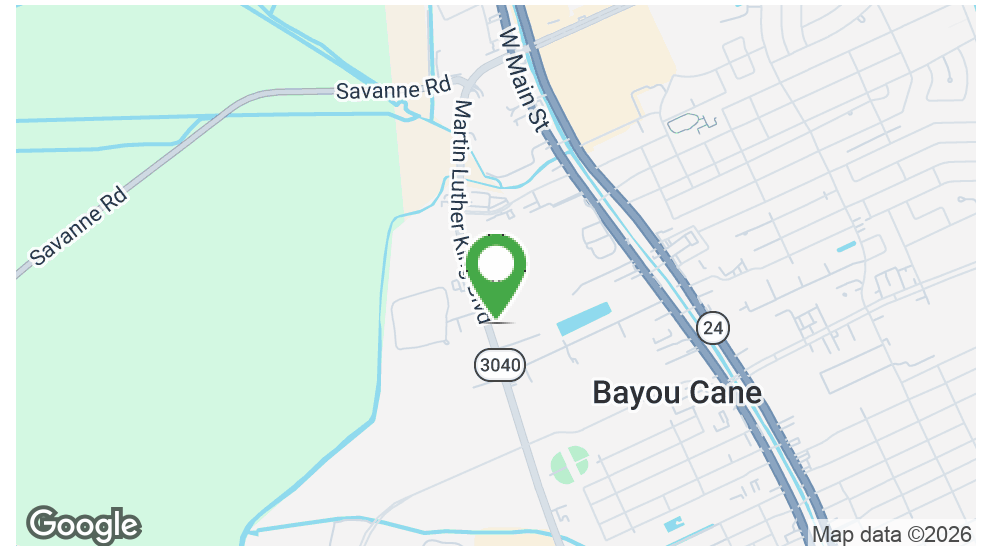


PROPERTY DESCRIPTION

Located on highly traveled Martin Luther King Blvd in Houma, this ±11.27-acre tract offers an exceptional opportunity for retail, medical, or residential development. Zoned C-2, the property allows for a wide range of commercial and mixed-use possibilities and can be subdivided to accommodate various project sizes and configurations.

The site benefits from strong visibility and traffic counts exceeding 30,000 vehicles per day, drawing from an eight-parish retail trade area of approximately 450,000 people. All utilities are available, including natural gas and public sewer, making the property development-ready.

Ideal uses include multifamily developments, townhomes, retail centers, medical offices, or a larger medical campus. Pricing will be determined based on parcel size and location.



OFFERING SUMMARY

Sale Price:	\$8,836,578
Lot Size:	11.27 Acres

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	119	560	2,321
Total Population	264	1,267	5,590
Average HH Income	\$99,216	\$90,358	\$89,862

LAND FOR SALE

PROPERTY SUMMARY

SOUTHEAST COMMERCIAL REAL ESTATE | 2310 19th Street, Gulfport, MS 39501 | 3900 N Causeway Blvd., Suite 100, Metairie, LA 70002 | www.southeastcre.com



**SOUTHEAST
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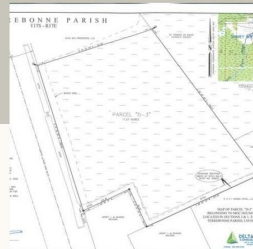
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AVAILABLE

LAND
FOR SALE
11.27 ACRES

PRIME
RETAIL
MEDICAL
MULTI FAMILY

1834 Martin Luther King Blvd. Houma, LA., 70360



Zone C-2

Traffic Count 30,000 +

8 Parish Retail Draw of
450,000.00

ALL UTILITIES AVAILABLE INCLUDING NATURAL GAS AND PUBLIC SEWER

HENRY J RICHARD

985/856-5203 henry@richarddevelopment.com

www.richarddevelopment.com



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ADDITIONAL PHOTOS

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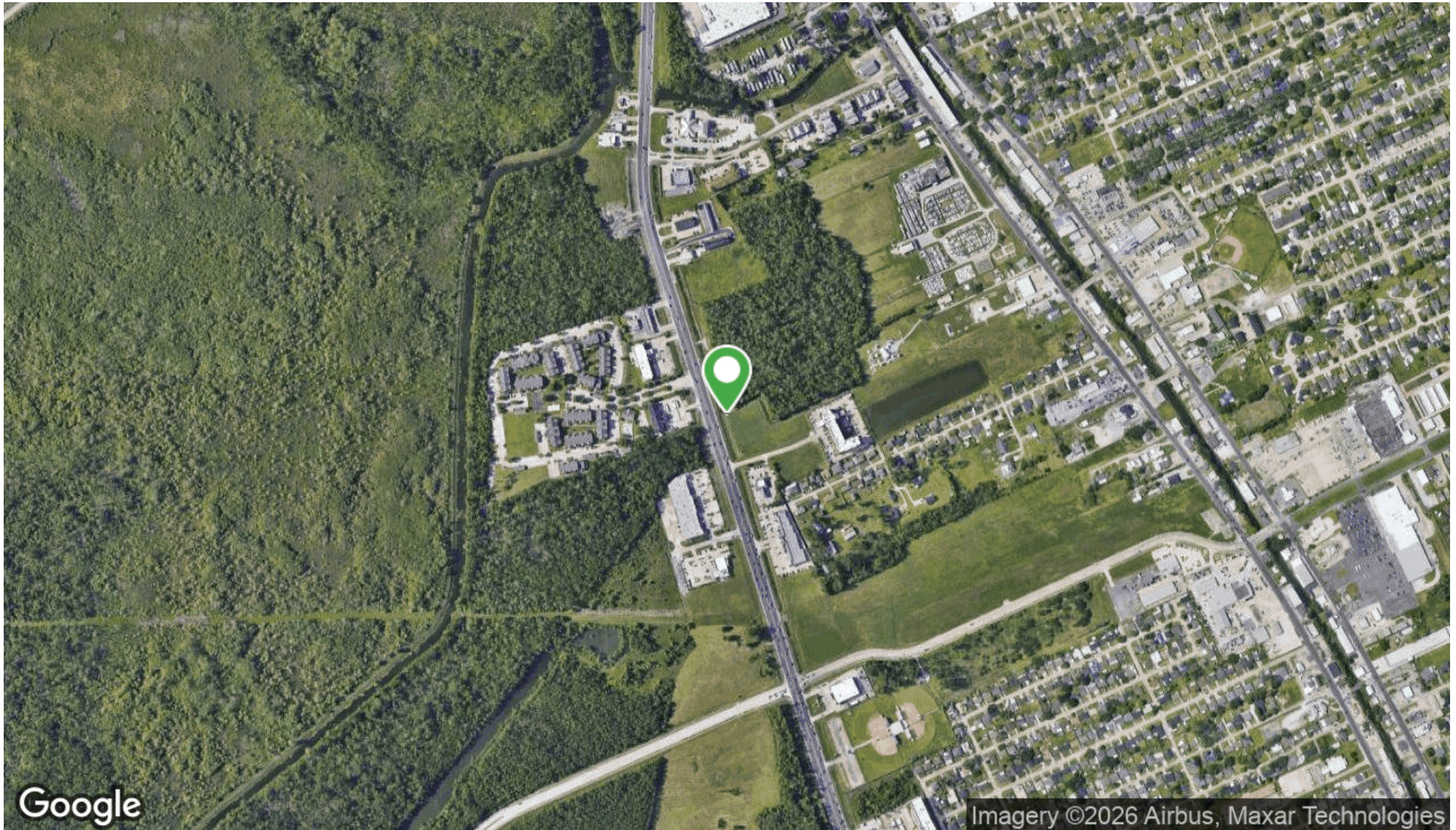
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LAND FOR SALE

AERIAL MAP



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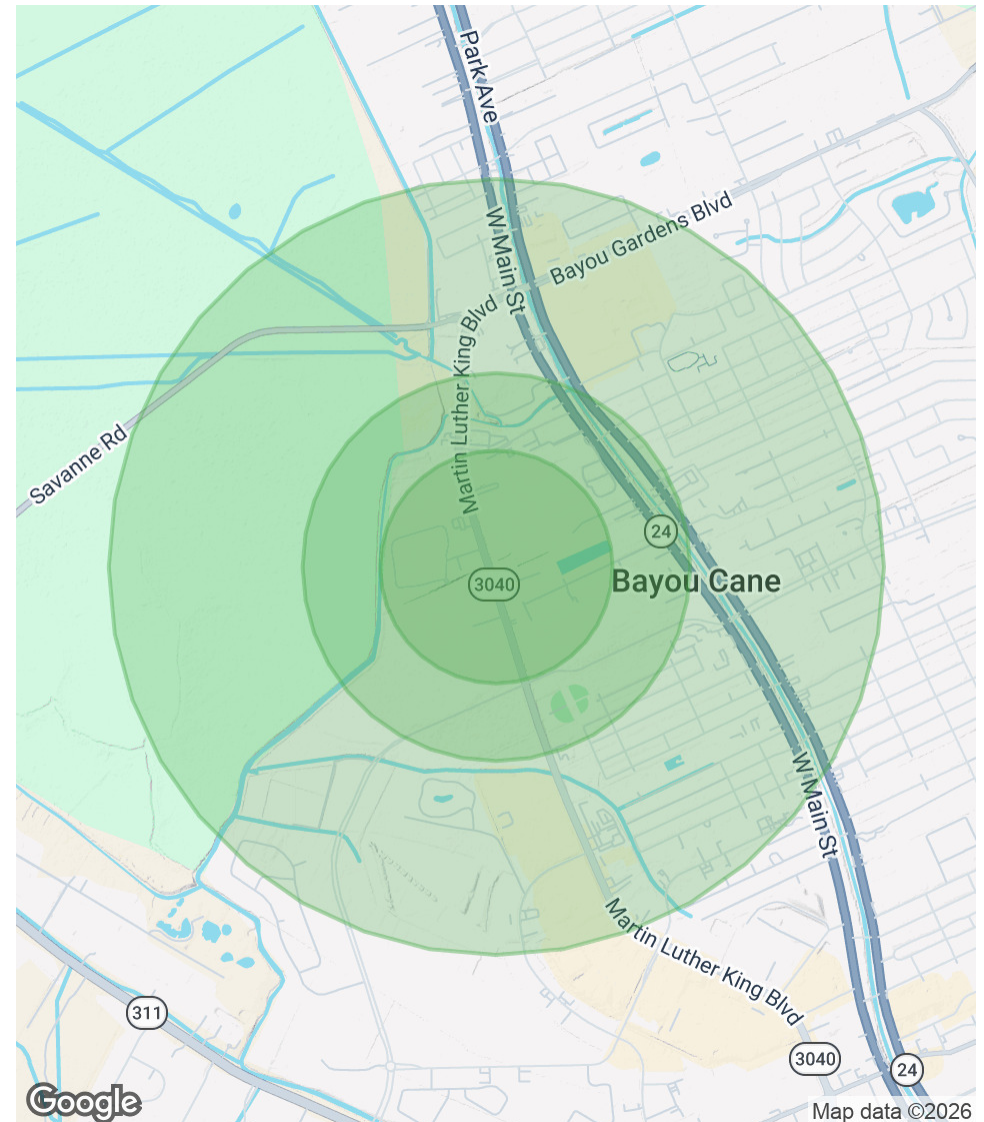
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	264	1,267	5,590
Average Age	40	40	39
Average Age (Male)	38	38	38
Average Age (Female)	41	42	40
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	119	560	2,321
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$99,216	\$90,358	\$89,862
Average House Value	\$501,255	\$366,347	\$266,869

Demographics data derived from AlphaMap



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DEMOGRAPHICS MAP & REPORT

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