

NORTH BOSSIER

55 ± ACRES

DEVELOPMENT OPPORTUNITY

5401 SHED ROAD, BOSSIER CITY, LA 71111



FOR MORE INFORMATION, CONTACT:

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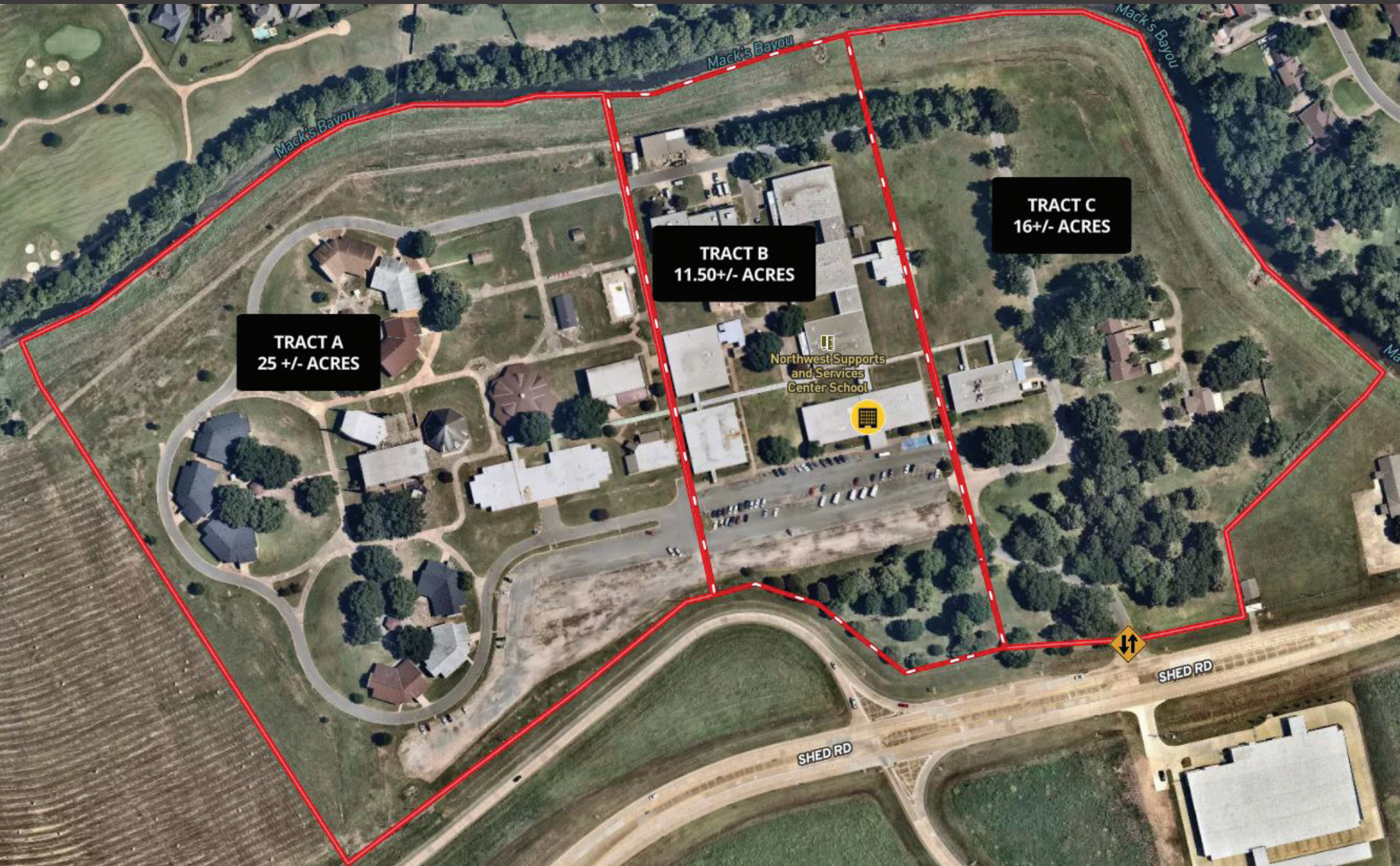


PROPERTY HIGHLIGHTS

- Located Just North of the Shed Road and Interstate 220 Interchange
- Traffic Counts on Shed Road estimated at 22,206 VPD
- Approximately 1700' of Frontage Along Shed & I-220 Westbound Entrance Ramp
- Site is Served by Public Utilities and is Zoned R-A (Residential - Agricultural)
- 25 Buildings Containing a Total of 205,599 Square Feet with an Additional 10,863 Square Feet of Ancillary Buildings
- See Agent for Pricing Information



POTENTIAL SUBDIVISION OPTIONS



DEMOGRAPHIC SNAPSHOT



POPULATION

1 MI: 4,945
3 MI: 20,090
5 MI: 59,339



HOUSEHOLDS

1 MI: 1,908
3 MI: 7,618
5 MI: 23,985



AVERAGE INCOME

1 MI: \$84,696
3 MI: \$73,959
5 MI: \$66,529

