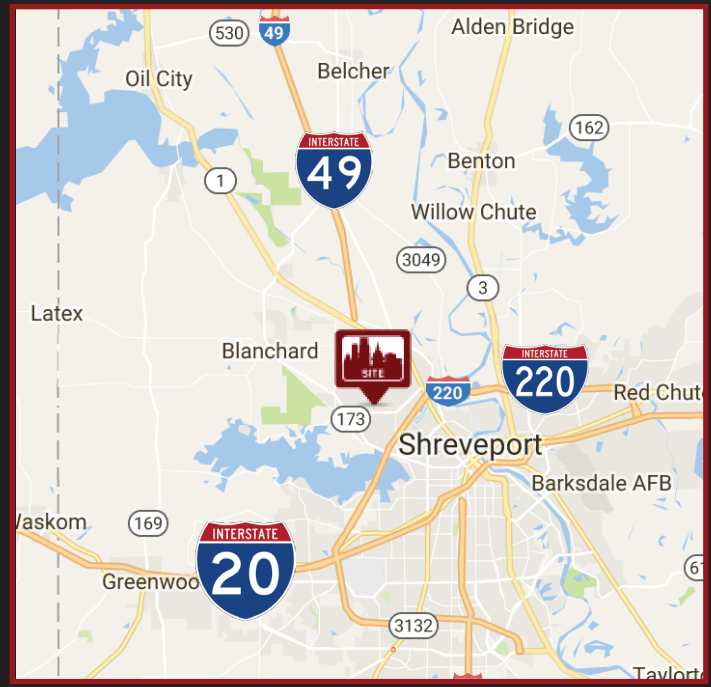


NORTH SHREVEPORT DEVELOPMENT OPPORTUNITY

LAND FOR SALE

2401 AUDREY LANE, SHREVEPORT, LA 71107

- Residential Development Opportunity on Audrey Lane
- Zoned R-1-7
- Land is Within City Limits, and has Access to Sewage and other Utilities
- Area Qualifies for Application for LIHTC Tax Credits to Supplement Construction Costs
- Parcel Directly Adjacent to Recently Constructed Leasable Homes
- Proximity to Green Oaks High School and Southern University – Shreveport Creates Incentive for Potential Renters



DEMOGRAPHIC SUMMARY

Radius	Population	Avg HH Income	Number of Households
1 mile	4,644	\$30,861	1,548
3 mile	18,884	\$46,661	6,481
5 mile	45,269	\$46,938	17,419

For more information, contact: **Kendall Demouchet**

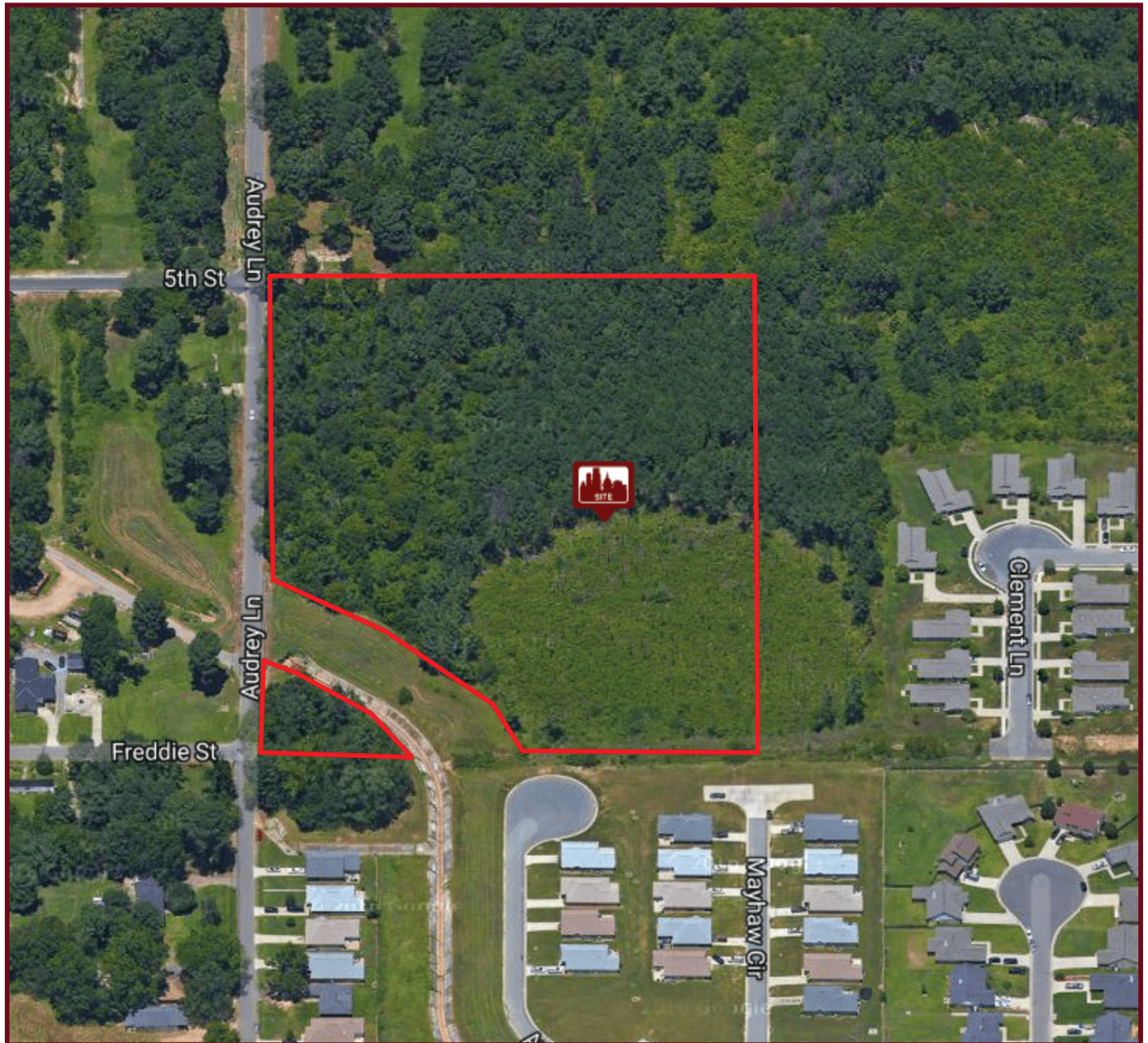
318-222-2244 | 337-412-3388 (cell) | kdemouchet@vintagerealty.com

ALL INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED AND NO LIABILITY OF ERRORS OR OMISSIONS IS ASSURED BY EITHER THE PROPERTY OWNER OR VINTAGE REALTY COMPANY OR ITS AGENTS AND EMPLOYEES. PRICES AS STATED HEREIN AND PRODUCT AVAILABILITY IS SUBJECT TO CHANGE AND/OR SALE OR LEASE WITHOUT PRIOR NOTICE, AND ALL SIZES AND DIMENSIONS ARE SUBJECT TO CORRECTION. REV 8/2018



NORTH SHREVEPORT DEVELOPMENT OPPORTUNITY

2401 AUDREY LANE
SHREVEPORT, LA 71107



For information, please contact:

Kendall Demouchet | 318-222-2244 | 337-412-3388 (cell)
kdemouchet@vintagerealty.com | vintagerealty.com

ALL INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED AND NO LIABILITY OF ERRORS OR OMISSIONS IS ASSURED BY EITHER THE PROPERTY OWNER OR VINTAGE REALTY COMPANY OR ITS AGENTS AND EMPLOYEES. PRICES AS STATED HEREIN AND PRODUCT AVAILABILITY IS SUBJECT TO CHANGE AND/OR SALE OR LEASE WITHOUT PRIOR NOTICE, AND ALL SIZES AND DIMENSIONS ARE SUBJECT TO CORRECTION. 8/2018

NORTH SHREVEPORT DEVELOPMENT OPPORTUNITY

2401 AUDREY LANE
SHREVEPORT, LA 71107



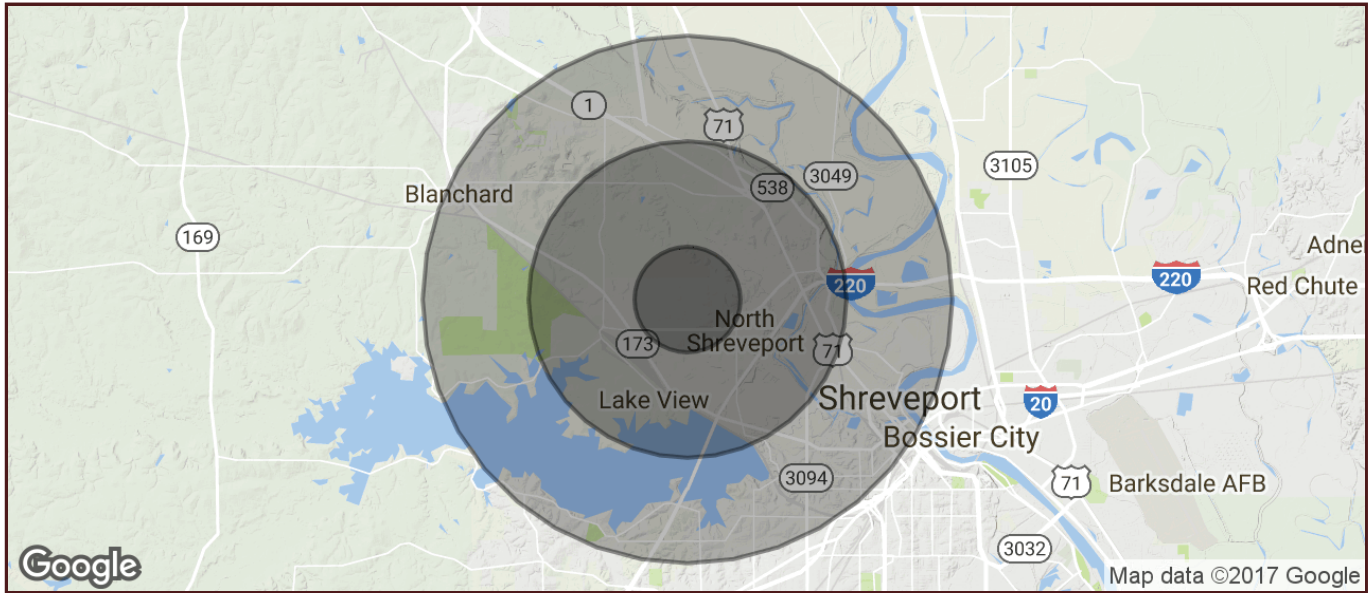
For information, please contact:

Kendall Demouchet | 318-222-2244 | 337-412-3388 (cell)
kdemouchet@vintagerealty.com | vintagerealty.com

ALL INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED AND NO LIABILITY OF ERRORS OR OMISSIONS IS ASSURED BY EITHER THE PROPERTY OWNER OR VINTAGE REALTY COMPANY OR ITS AGENTS AND EMPLOYEES. PRICES AS STATED HEREIN AND PRODUCT AVAILABILITY IS SUBJECT TO CHANGE AND/OR SALE OR LEASE WITHOUT PRIOR NOTICE, AND ALL SIZES AND DIMENSIONS ARE SUBJECT TO CORRECTION. 8/2018

NORTH SHREVEPORT DEVELOPMENT OPPORTUNITY

2401 AUDREY LANE
SHREVEPORT, LA 71107



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	4,644	18,884	45,269
MEDIAN AGE	24.9	29.9	33.9
MEDIAN AGE (MALE)	22.9	28.5	31.5
MEDIAN AGE (FEMALE)	25.8	31.1	35.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,548	6,481	17,419
# OF PERSONS PER HH	3.3	3.1	2.7
AVERAGE HH INCOME	\$30,861	\$46,661	\$46,938
AVERAGE HOUSE VALUE	\$85,099	\$96,471	\$97,116



For information, please contact:

Kendall Demouchet | 318-222-2244 | 337-412-3388 (cell)
kdemouchet@vintagerealty.com | vintagerealty.com

ALL INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED AND NO LIABILITY OF ERRORS OR OMISSIONS IS ASSURED BY EITHER THE PROPERTY OWNER OR VINTAGE REALTY COMPANY OR ITS AGENTS AND EMPLOYEES. PRICES AS STATED HEREIN AND PRODUCT AVAILABILITY IS SUBJECT TO CHANGE AND/OR SALE OR LEASE WITHOUT PRIOR NOTICE, AND ALL SIZES AND DIMENSIONS ARE SUBJECT TO CORRECTION. 8/2018