

# AIRLINE DRIVE COMMERCIAL LOTS FOR SALE

CANE'S LANDING – COMMERCIAL DEVELOPMENT LOCATED IN FAST GROWING NORTH BOSSIER AREA



## HIGHLIGHTS

- Commercial lots located fronting Airline Drive, lots from one acre to seven acres available
- Ideal for office, medical & various retail uses
- Zoned B-3, cleared and generally level, all utilities available
- Ingress/egress to development provided by Developer at NEW signalized intersection
- Located on major artery – traffic count of 25,000± cars per day at Wemple Drive and Airline Drive
- Call Agents for Pricing Information



For information, please contact:

Michele Sauls 318-458-9068 (cell) | Michael Morrison 318-347-6371 (cell)  
318-222-2244 | [msauls@vintagerealty.com](mailto:msauls@vintagerealty.com) | [mmorrison@vintagerealty.com](mailto:mmorrison@vintagerealty.com)

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## 2019 DEMOGRAPHICS

Radius	Households	Avg HH Income	Population
1 mile	1,681	\$83,649	4,114
3 mile	7,522	\$100,882	19,034
5 mile	20,839	\$75,151	53,530



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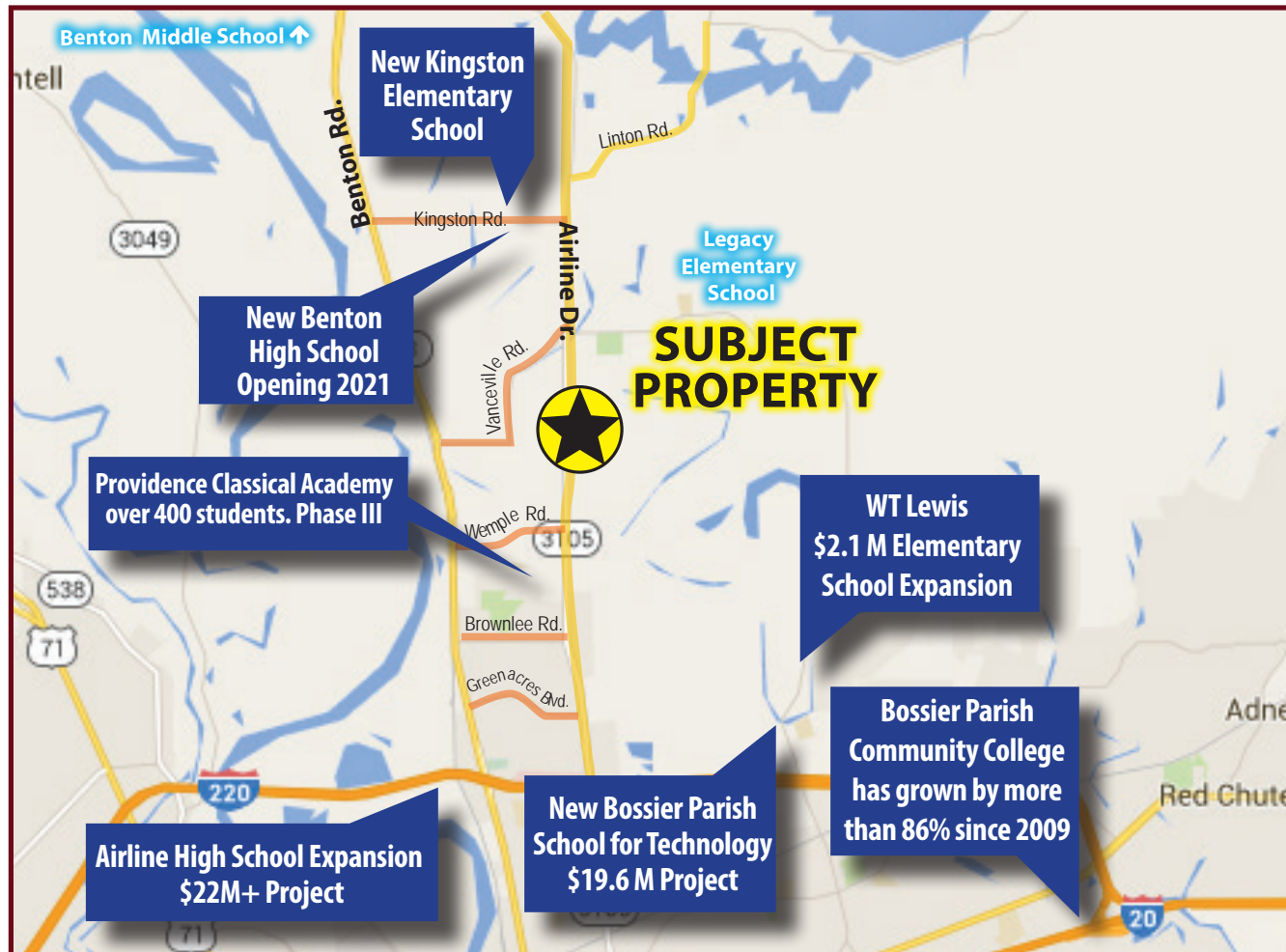
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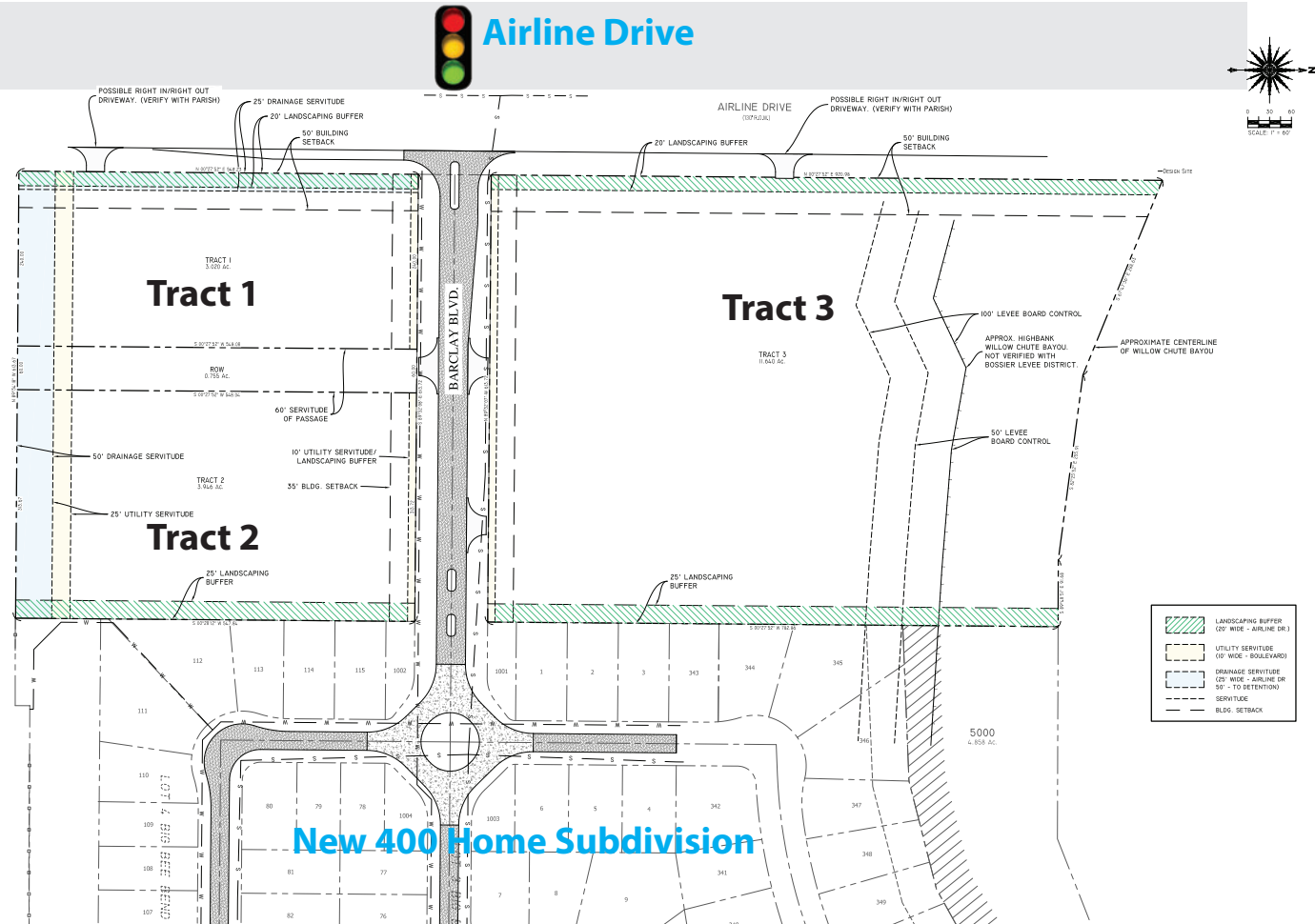
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## ILLUSTRATION SUBDIVISION SCHEMATIC

TOTAL AREA: 18.606 ACRES

1	3.020 ACRES
2	3.946 ACRES
3	11.640 ACRES



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	1 mile	3 miles	5 miles
<b>Population</b>			
2000 Population	1,744	8,231	32,407
2010 Population	3,642	13,420	41,452
2019 Population	3,641	17,285	47,780
2024 Population	3,952	18,797	50,498
2000-2010 Annual Rate	7.64%	5.01%	2.49%
2010-2019 Annual Rate	0.00%	2.77%	1.55%
2019-2024 Annual Rate	1.65%	1.69%	1.11%
2019 Male Population	49.5%	48.9%	48.2%
2019 Female Population	50.5%	51.1%	51.8%
2019 Median Age	36.7	38.6	36.6

<b>Households</b>			
2019 Wealth Index	74	105	74
2000 Households	694	2,987	12,164
2010 Households	1,475	5,273	15,986
2019 Total Households	1,492	6,760	18,442
2024 Total Households	1,620	7,342	19,515
2000-2010 Annual Rate	7.83%	5.85%	2.77%
2010-2019 Annual Rate	0.12%	2.72%	1.56%
2019-2024 Annual Rate	1.66%	1.67%	1.14%
2019 Average Household Size	2.41	2.54	2.55

<b>Mortgage Income</b>			
2019 Percent of Income for Mortgage	16.5%	17.1%	20.5%

<b>Median Household Income</b>			
2019 Median Household Income	\$74,023	\$76,684	\$53,787
2024 Median Household Income	\$78,724	\$80,025	\$57,288
2019-2024 Annual Rate	1.24%	0.86%	1.27%

<b>Average Household Income</b>			
2019 Average Household Income	\$82,537	\$92,257	\$71,209
2024 Average Household Income	\$92,667	\$100,216	\$78,065
2019-2024 Annual Rate	2.34%	1.67%	1.86%

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.  
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024. Esri converted Census 2000 data into 2010 geography.  
April 30, 2020



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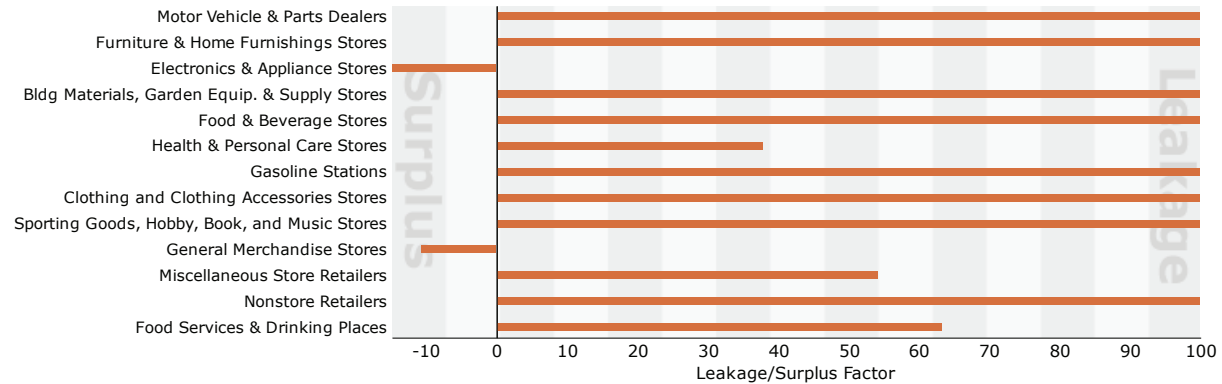


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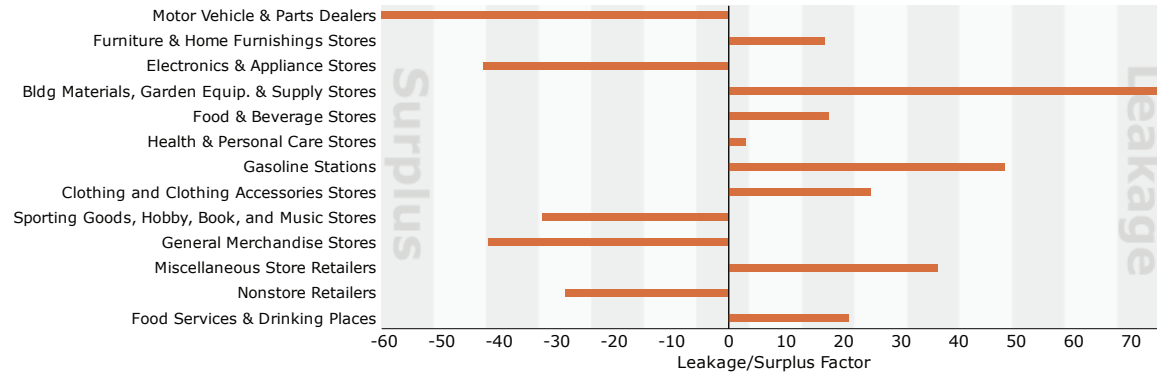
## 1 MILE

2017 Leakage/Surplus Factor by Industry Subsector



## 3 MILE

2017 Leakage/Surplus Factor by Industry Subsector



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