

# Gas Station with Former Car Repair & Tire Shop



## 2251 Highway 70, Donaldsonville, LA 70346

Listing ID:	30513783
Status:	Active
Property Type:	Retail-Commercial For Sale
Retail-Commercial Type:	Car Wash, Convenience Store
Gross Land Area:	69,696 SF
Sale Price:	\$675,000
Unit Price:	\$112.50 PSF
Sale Terms:	Cash to Seller
Nearest MSA:	Baton Rouge
County:	Ascension
Tax ID/APN:	1345000
Property Use Type:	Net Leased Investment (NNN), Investment, Vacant/Owner-User, Business
Building/Unit Size (RSF):	6,000 SF
Property Visibility:	Good



### Overview/Comments

This offering is located in Donaldsonville, LA, near the Sunshine Bridge. It consists of an operating 3,800 SF gas station, a 2,000 SF Car Repair and Tire Shop, as well as a 2 bed 2 bath mobile home. The current Gas Station Tenant is paying \$4,500/mo (NNN); the Car Repair and Tire Shop Tenant is paying \$1,500/mo (NNN), and the mobile home is being leased at \$500/mo.

#### More Information Online

<https://latterblum.catylist.com//listing/30513783>

#### QR Code

Scan this image with your mobile device:



### Property Contacts



**Michael Naquin**  
NAI/Latter & Blum Commercial  
504-525-1311 [O]  
mnaquin@latterblum.com



**David McGovern**  
NAI/Latter & Blum Commercial New Orleans  
504-525-1311 [O]  
dmcgovern@latterblum.com