

For Lease

Retail Suite

±1,600 SF | \$14.00 SF/yr



3101 Government Street

Baton Rouge, Louisiana 70806

Property Highlights

- ±1,600 SF retail-commercial space available for lease
- End-cap opportunity with great visibility fronting Government Street
- Neighbors with Elsie's Plate & Pie and adjacent to Radio Bar
- 14,492 VPD on Government Street at S. Acadian Thruway
- 28-space parking lot in rear of building

Lease Rate

\$14.00 SF/yr (NNN)



For more information

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CALL OR EMAIL FOR MORE INFORMATION

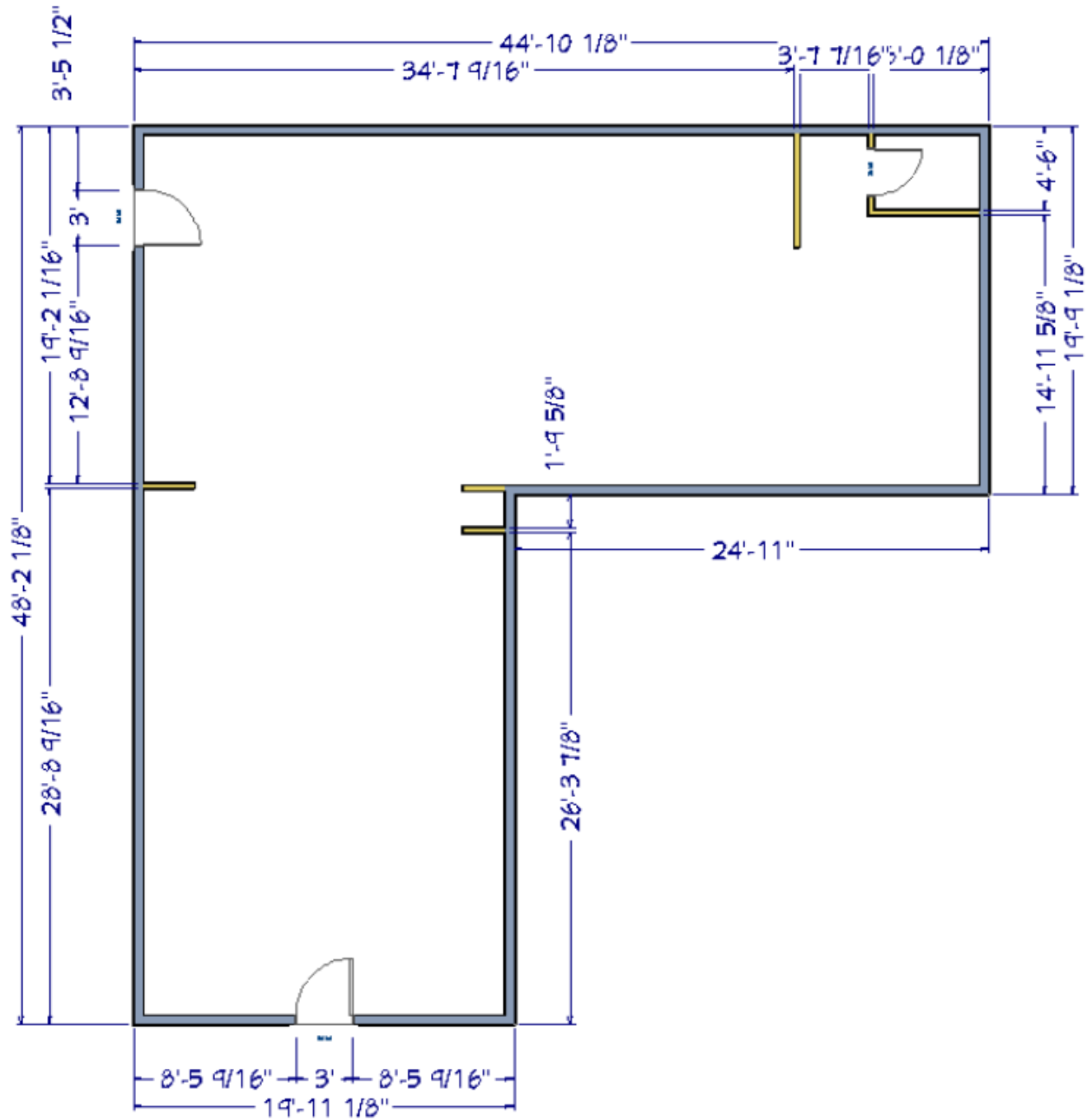
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December 04, 2020

Interior Photos





FOR ILLUSTRATION PURPOSES ONLY, NOT TO SCALE

Location Maps



Map data ©2020 Imagery ©2020 , Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency

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KEY FACTS



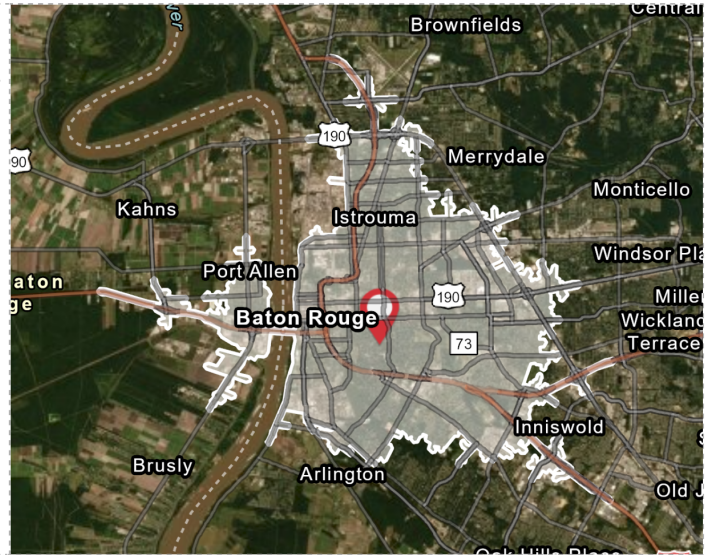
116,678
Population



33.3
Median Age



48,295
Total Households



BUSINESS



8,798
Total Businesses



117,746
Total Employees

INCOME



\$16,462
Median Net Worth



\$71,422
Average Household Income

EDUCATION



13%
No High School Diploma



25%
High School Graduate



25%
Some College



37%
Bachelor's/Grad/Prof Degree

EMPLOYMENT



67%
White Collar



17%
Blue Collar



16%
Services



21.3%
Unemployment Rate

Demographics are captured from a 10-minute drive time of the subject property