

For Lease

GLA

- 97,177 SF

Available

In-line Space

- 1,400 SF
- 2,186 SF
- 2,981 SF
- 4,088 SF
- 6,000 SF
- 33,387 SF
- Outparcel: 1.1 Acres (For Sale or Lease)
- Proposed Outparcel: 0.67 Acres (For Sale or Lease)

Signage

- Store Front and Pylon Available

Description

Woodlawn Park Shopping Center is located in the heart of one of the most rapidly growing areas of Baton Rouge. Surrounded by a strong upper- to middle-income demographic, Woodlawn Park is an ideal location for retailers.

Tenants Include

- The Purple Cow
- Tuesday Morning
- Firestone
- Hallmark
- Gymboree
- State Farm
- Rocket's Hideout Cards & Games
- Gracie United Brazilian Jiu-Jitsu
- Teen and Toddler Cuts



Woodlawn Park Shopping Center

NWC of Jones Creek Road and Tiger Bend Road, Baton Rouge, LA

Overview

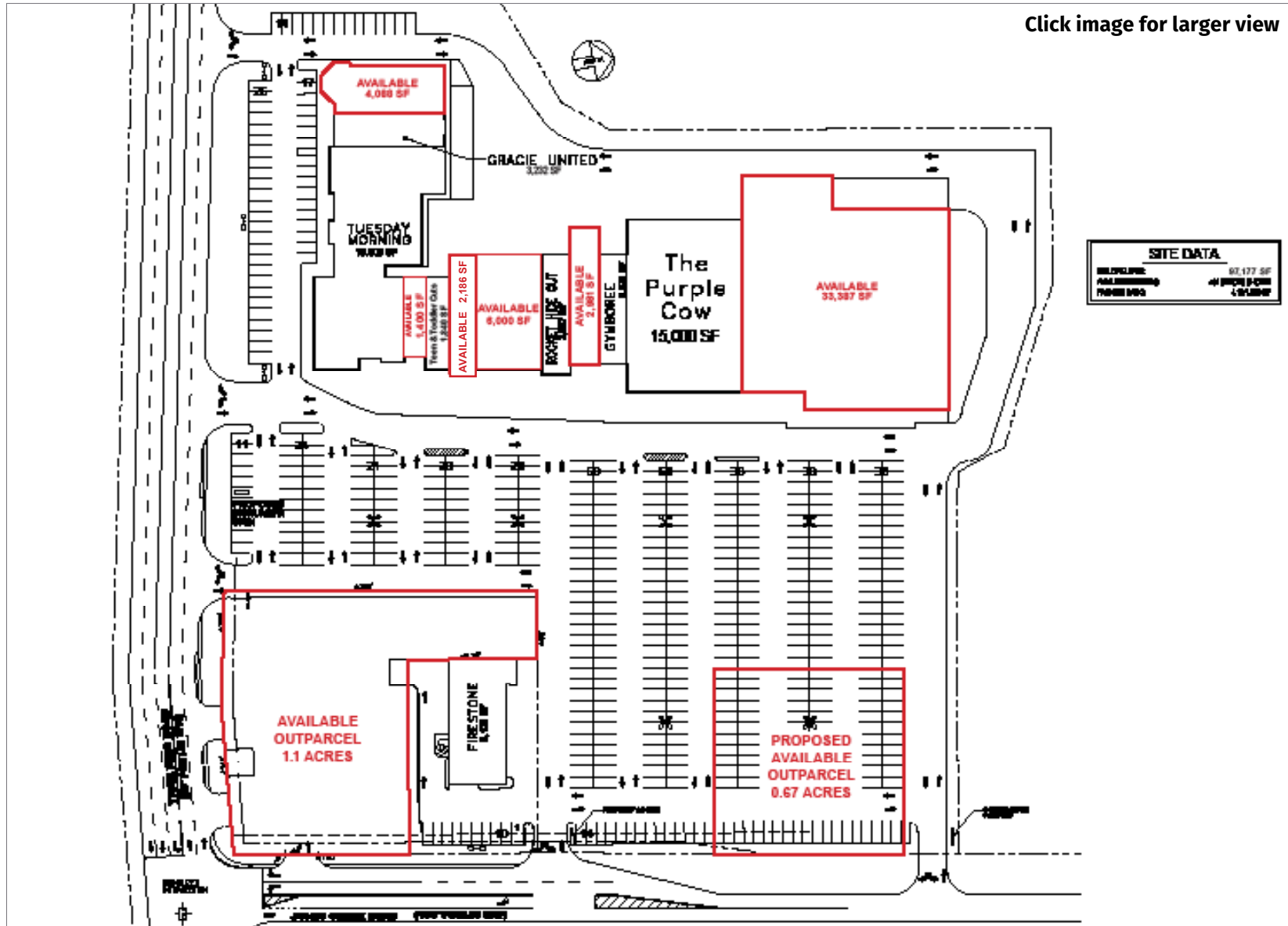
Site Plan

Area Retail

Aerial

Photos

Demographics



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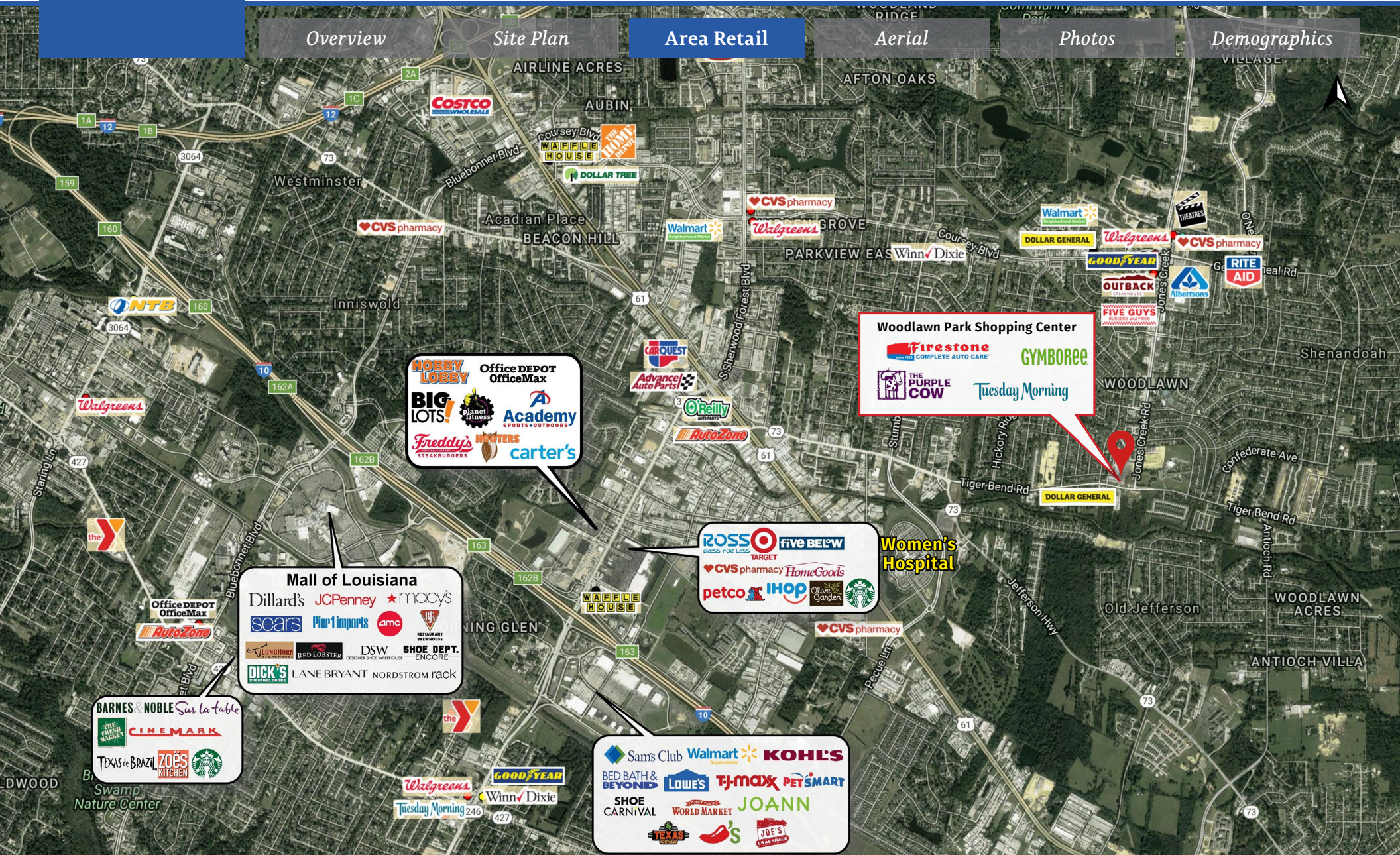
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HOBBY LOBBY
Office DEPOT OfficeMax
BIG LOTS!
Planet Fitness
Academy SPORTS+OUTDOORS
Freddy's STEAKBURGERS
WRESTLERS
carter's

Woodlawn Park Shopping Center
Firestone COMPLETE AUTO CARE
GYMBOREE
THE PURPLE COW
Tuesday Morning

Mall of Louisiana
Dillard's JCPenney macys
sears Pier 1 imports amc
LONGHORN RED LOBSTER DSW SHOE DEPT. ENCORE
DICK'S LANE BRYANT NORDSTROM RACK

ROSS DRESS FOR LESS TARGET FIVE BELOW
CVS pharmacy HomeGoods
petco IHOP
Starbucks

Sams Club Walmart KOHL'S
BED BATH & BEYOND LOWE'S TJ-MAXX PETSMART
SHOE CARNIVAL WORLD MARKET JOANN
TEXAS JOE'S CHAS SHACK

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Tiger Bend Road

Jones Creek Road

AVAILABLE
OUTPARCEL
1.1 ACRES

PROPOSED OUTPARCEL
0.67 ACRES

252-Unit
Apartment complex

Grace United
Brazilian Jiu-Jitsu

Tuesday Morning

Teen & Toddler Cuts

Rocket's Hide-out
Cards & Games

GYMBORÉE

THE PURPLE COW

Firestone
COMPLETE AUTO CARE

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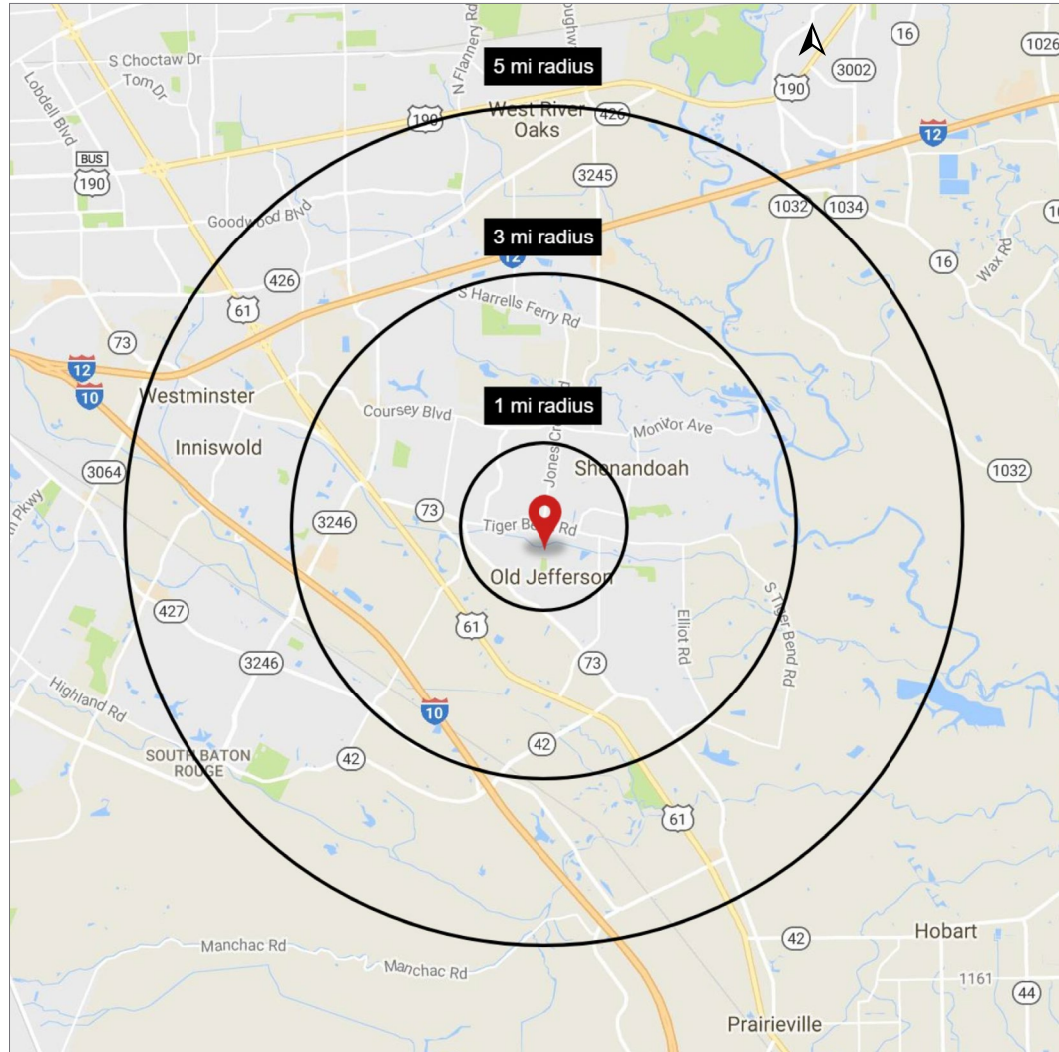
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Demographic Map



2019 Demographics

	1 mi.	3 mi.	5 mi.
Population	8,754	64,950	140,902
Avg. HH Income	\$103,226	\$85,125	\$84,120
Households	3,806	28,379	60,557