

SUMMARY

AERIAL

AREA OVERVIEW

DEMOGRAPHICS

LAND FOR SALE

AVAILABLE PARCELS

- 1717 McKinney Rd. 6.9 Acres \$945,000
- 1598 McKinney Rd. 11.3 Acres \$1,560,000

PURCHASING OPTIONS

- If 1717 & 1598 McKinney Rd are purchased together the sales price is \$2,500,000.
- If 1717 & 1598 McKinney Rd and 1514 Lindberg Dr. are purchased together the sales price is \$3,650,000

PROPERTY OVERVIEW

These prime parcels present an exceptional development opportunity in the city of Slidell, Louisiana. Located just north of Fremaux Town Center, this property benefits from proximity to a vibrant mix of retail, dining, businesses, and residential apartments, making it ideal for a variety of development projects.

KEY HIGHLIGHTS

- Accessibility:** Convenient access to I-10 ensures excellent connectivity to the broader Slidell area and beyond.
- Nearby Amenities:** Close to Fremaux Medical Center, Fremaux Town Center, and other essential services

TRAFFIC COUNT (ADT 2024)

- On Interstate 10, south of site: 84,859

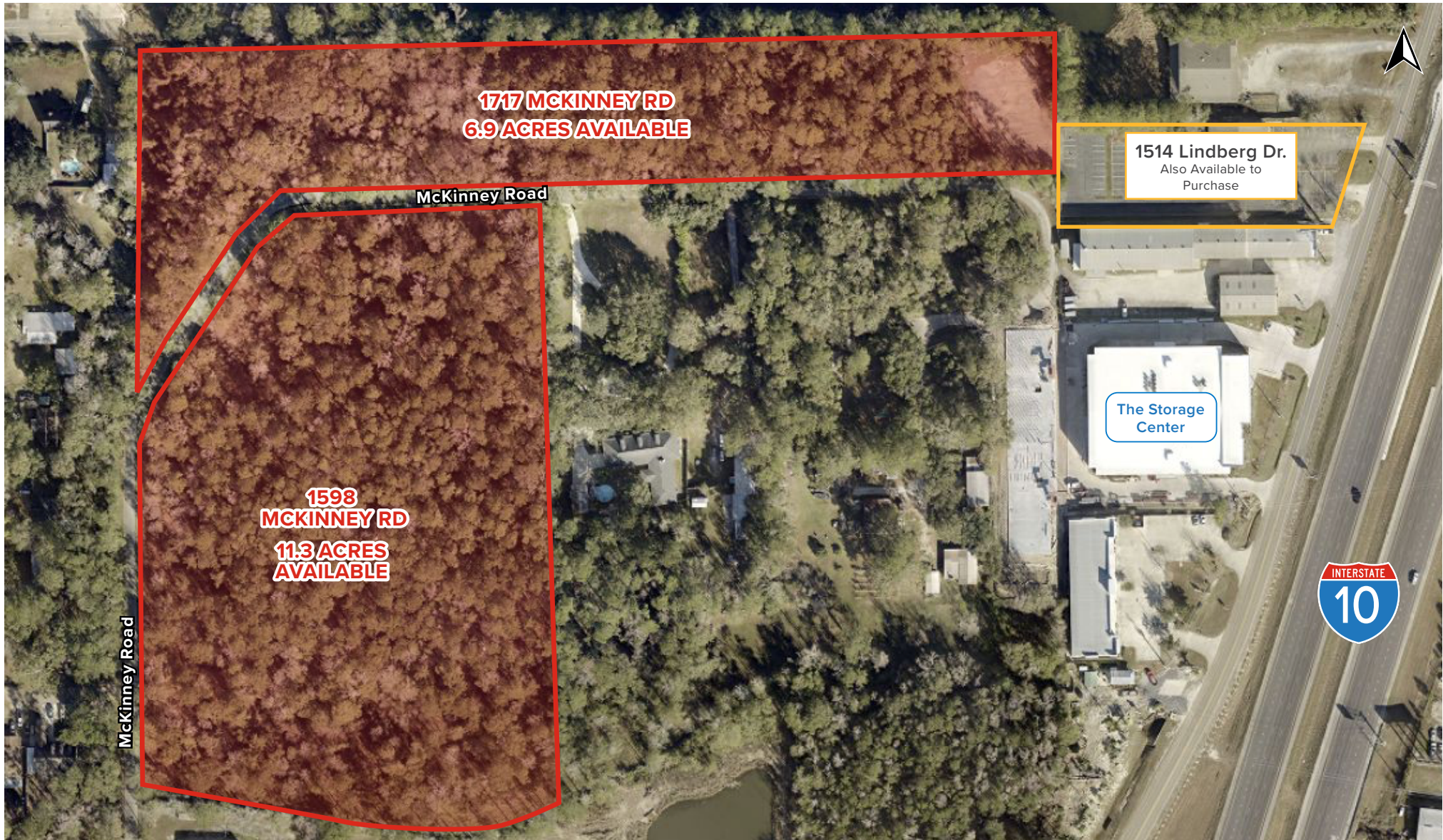


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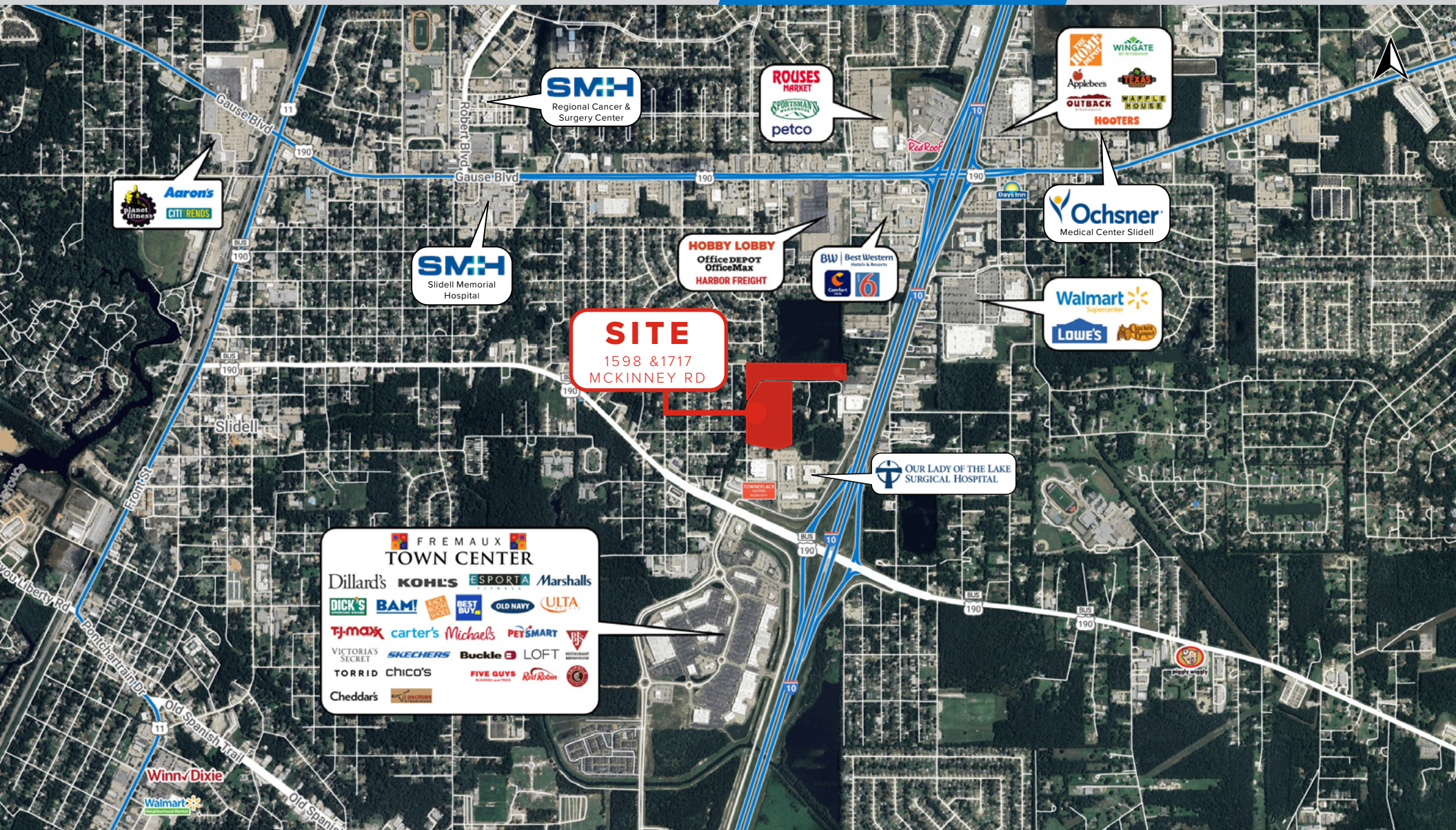


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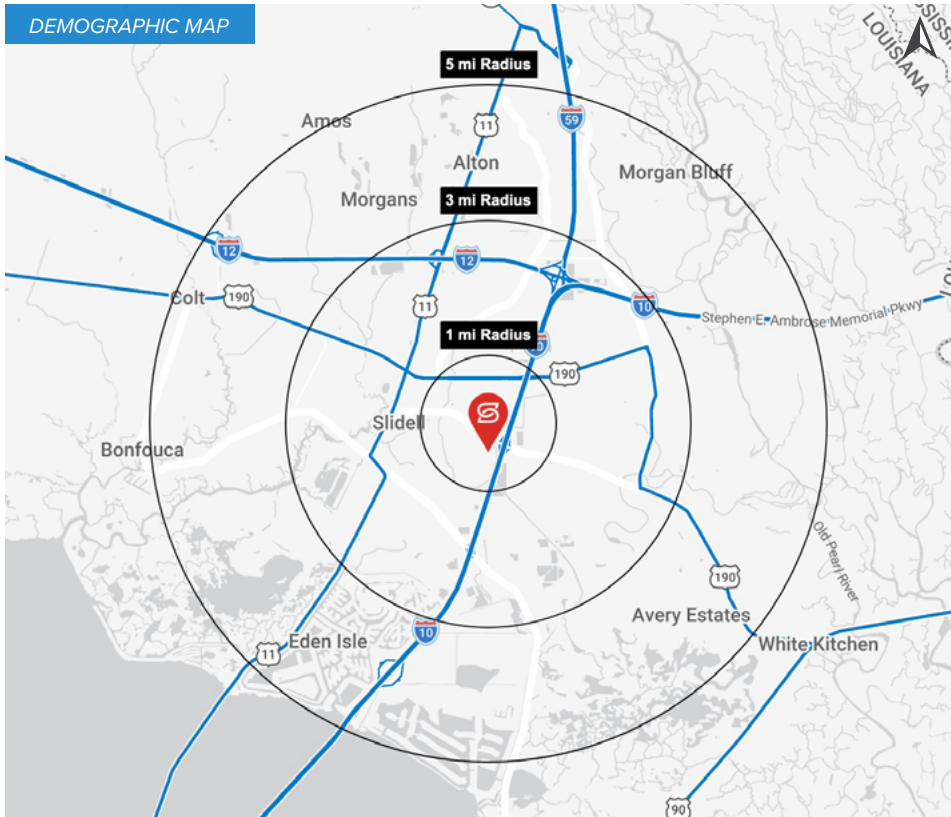
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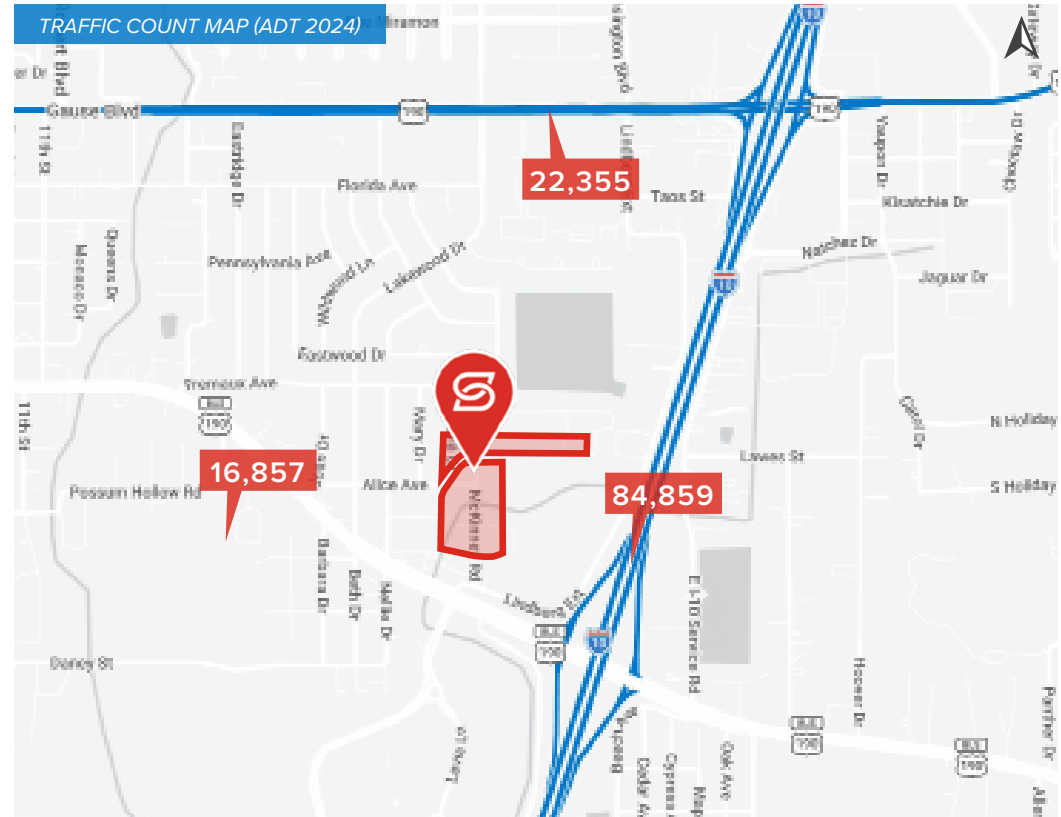
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DEMOGRAPHICS

DEMOGRAPHIC MAP



TRAFFIC COUNT MAP (ADT 2024)



2024 DEMOGRAPHICS



POPULATION

1 MI

6,549

3 MI

54,420

5 MI

89,925



AVG. HH INCOME

1 MI

\$74,092

3 MI

\$92,416

5 MI

\$97,589



HOUSEHOLDS

1 MI

2,894

3 MI

21,200

5 MI

35,334