

Bluebonnet Parc

5909 Bluebonnet Blvd
Baton Rouge, LA 70836



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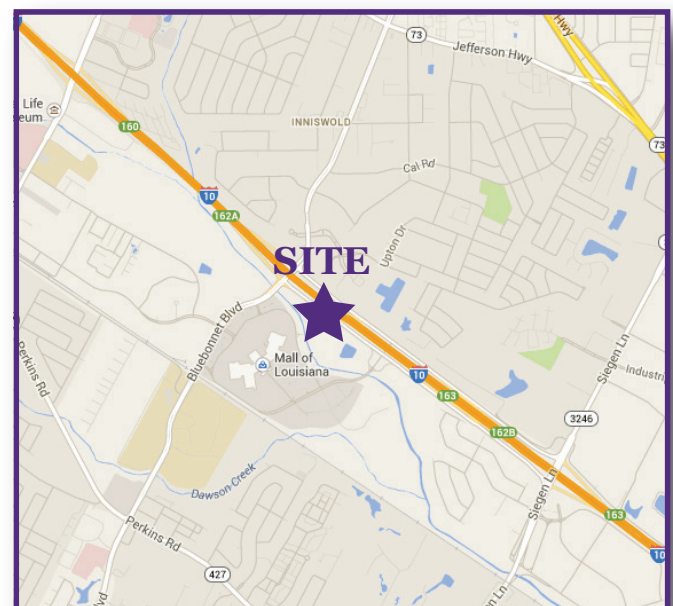
Retail Space Available 8,078 - 9,161 SF



Property Highlights

- The Property has superior visibility on Interstate-10 and is positioned next to the Mall of Louisiana, the premier regional mall in southeast Louisiana
- Bluebonnet Parc is strategically located within an affluent trade with incomes exceeding \$84,000 and a population of approximately 174,000 residents located within a 5-mile radius
- Current tenants include: Best Buy, Buy Buy Baby, Havertys Furniture, David's Bridal, Richport Technical College and The Men's Wearhouse

| Demographics | 1 mile | 3 mile | 5 mile |
|--------------------------------|----------|----------|----------|
| 2019 Estimated HH Income | \$93,930 | \$97,606 | \$94,861 |
| 2019 Estimated Population | 5,404 | 65,142 | 165,941 |
| 2019 Estimated # of Households | 2,583 | 28,873 | 70,761 |



For more information:
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Site Plan



| | | |
|------------|----------------------------|------------|
| 1 | Havertys | 32,418 SF |
| 2 | Best Buy | 45,439 SF |
| 3 | Available | 9,161 SF |
| 4 | Men's Warehouse | 4,973 SF |
| 5 | David's Bridal | 9,998 SF |
| 6 | Buy Buy Baby | 18,300 SF |
| 7 | Available | 8,078 SF |
| 8 | Richport Technical College | 7,000 SF |
| Total GLA: | | 135,367 SF |

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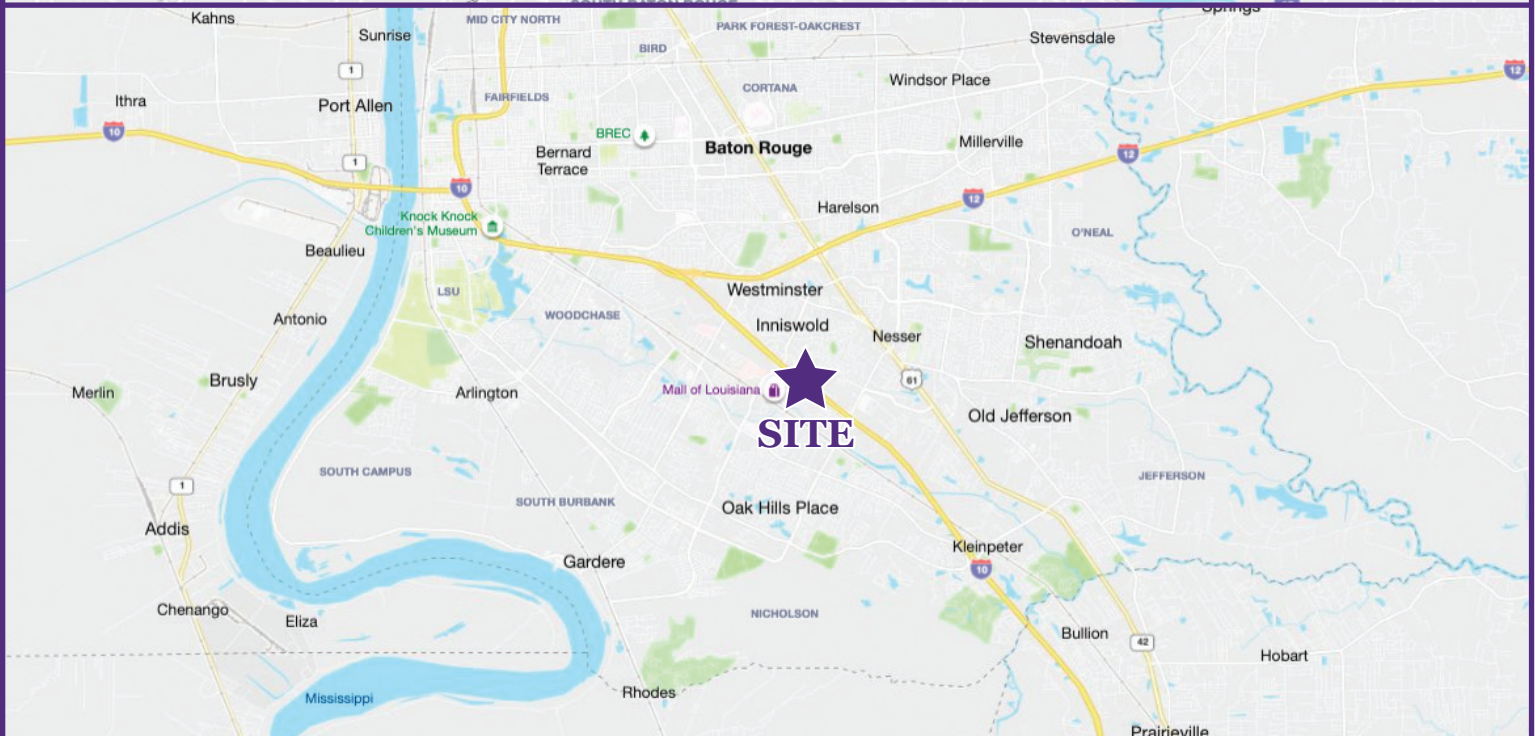
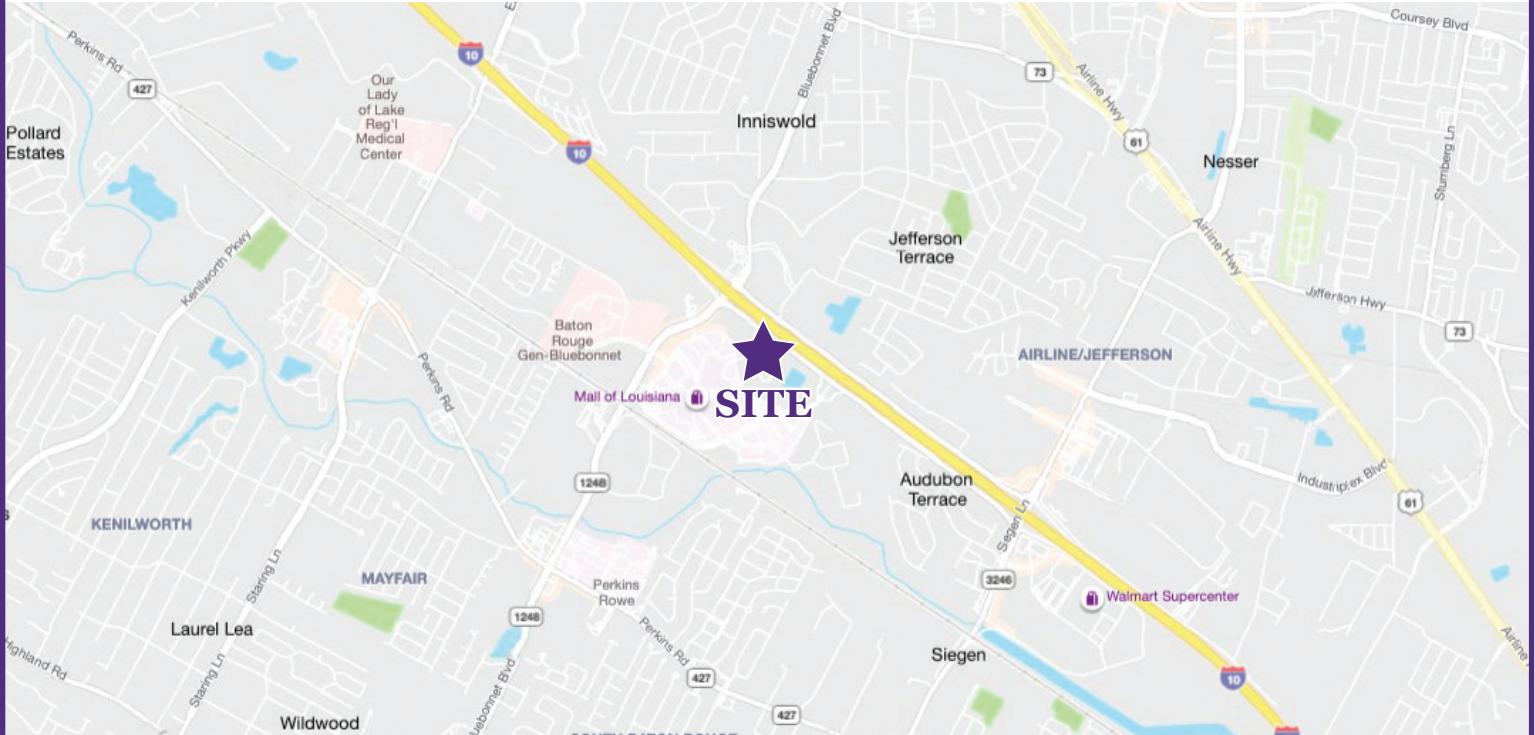
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Site Map



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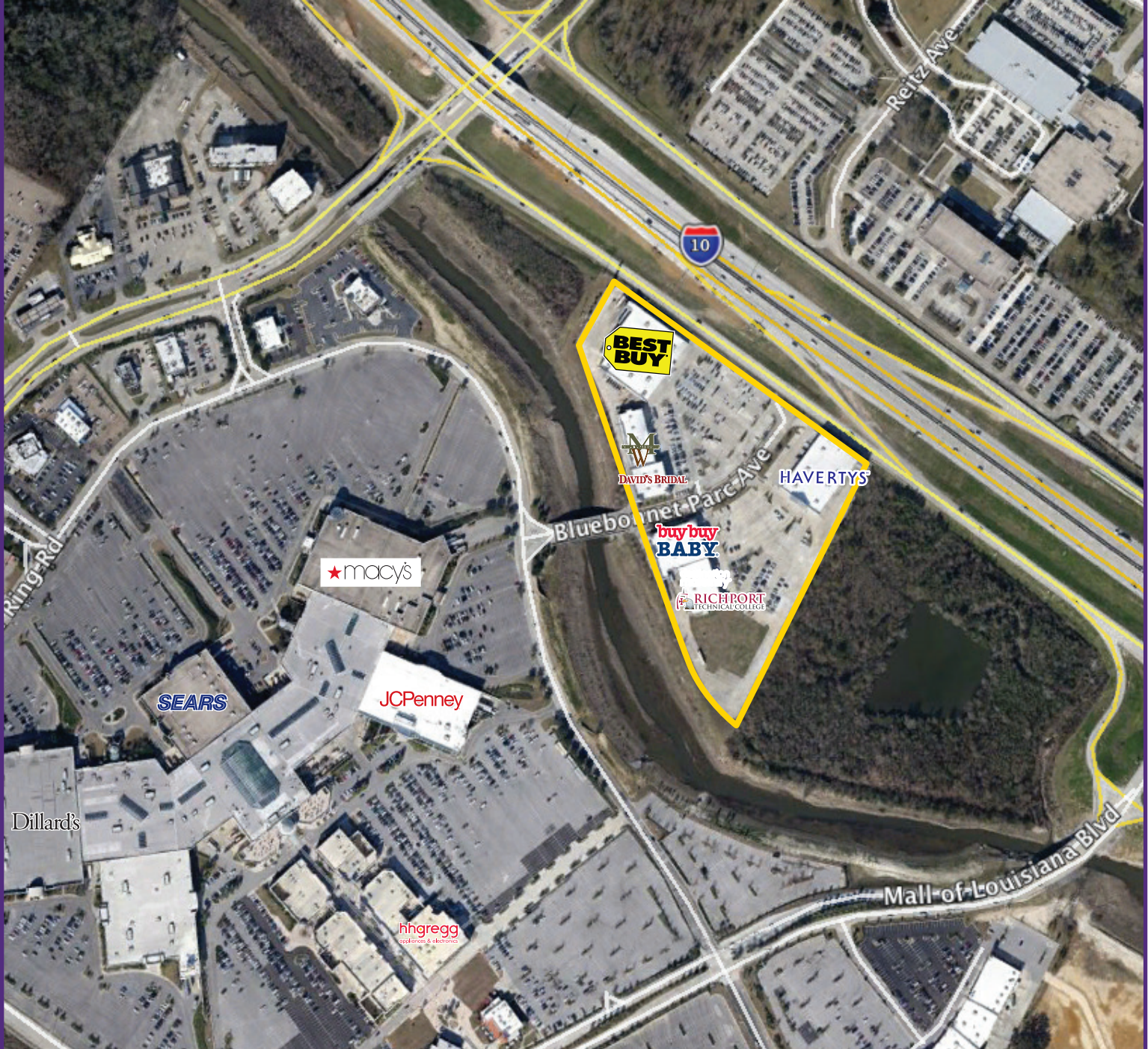
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Aerial View



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