

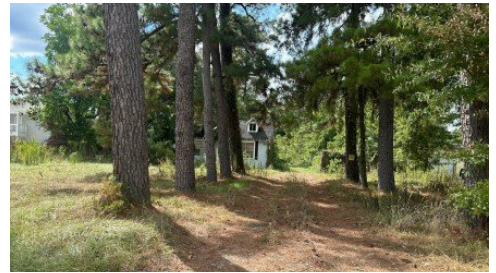
**5035 McClelland Dr**  
Baton Rouge, LA 70805



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**MLS# 2023017016**



**\$72,500**

Attention Builders & Investors! This is your chance to grab a prime residential development site in an established area of Baton Rouge. With 2.45 acres of flat, buildable land and an A2 zoning designation, the opportunities here are as wide as the frontage! Development Opportunity 2.45 Acres in the Heart of Baton Rouge! 5035 McClelland Dr, Baton Rouge, LA 70805 Zoned A2 Ready for Residential Construction 127 ft Frontage x 842 ft Deep. Whether you're a seasoned developer or an investor seeking a high-potential project, this property is a rare find in a market hungry for new construction. Inquire today and start building tomorrow!



**Ruba Thomas-Anderson**

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Ruba Thomas REALTOR

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