

8510 Highland Rd
Baton Rouge, LA 70808

 **LOGO** COMING
SOON

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MLS# 2025004038



\$1,160,000

View Sale Brochure at <https://buildout.com/sharing/2-66-acre-lot-redevelopment-8510-highland-rd-baton-rouge?file=3272530> This 2.66-acre tract presents a strong redevelopment opportunity and is located along the historic and scenic Highland Road close to the intersection at Staring Lane. The subject property also sits in an Opportunity Zone. A mixed-used development, Benton at Magnolia Woods, is under construction across Highland Rd from the subject property. This site has a rich history and was called the "Highland Stockade" during the Civil War. The Stockade Bed & Breakfast, one of Baton Rouge's hidden gems, is located close to this property. The three residential structures and pool on site are sold at no value. The adjacent 9.44-acre wooded parcel is also available for sale and can be purchased together for a combined 12.1 acres. Contact Will Chadwick at 225-368-7667 for more information.



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