

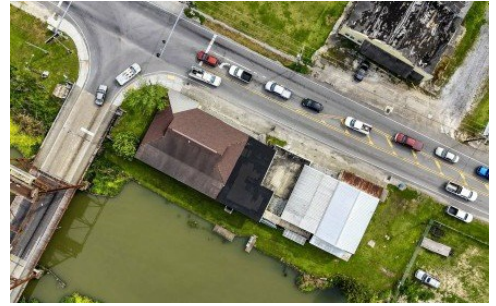
3977 Highway 1
Raceland, LA 70394



LOGO COMING
SOON

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MLS# 2025006312



\$175,000

7,547 Sqft

Options are endless with this Commercial & Residential property. 3 bedrooms and 2 baths - but previously this location was Bayouside Shoe Repair for many years. However, this property can bend to fit ANY needs... retail, office, repair shop, etc. 2, 953 within the "home" includes 393 sq ft of "retail" space and 128 sq ft for a designated office. Additionally, this bayou side property boasts a 976 sq ft covered bay with a large roll up door, 1, 365 sq ft detached workshop/ building, and carport, covered deck, and open patio. OVER 7, 500 total square feet here! Nearly half an acre and ready to fit any needs for your business... live, work, and play within one location. Imagine fishing while taking a break or after work from your own backyard! 215 feet of Highway 1 frontage along the gateway to the gulf with massive traffic counts daily passing this location.



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For full listing details, please scan:

