

1511 East Tunnel Boulevard
Houma, LA 70363



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MLS# 2025006993



\$16,872

13,498 Sqft

1511 East Tunnel Blvd. 13, 498 SF. Former Walgreens site located at the corner of Grand Caillou Rd. and East Tunnel Blvd. in Houma, La. This building is recently vacated as of Feb. 2025 and is a free-standing, fully built out building with a drive thru. The site is located at a hard corner of a 4-way signalized intersection and offers an ideal opportunity for second generation retail/office/specialty use due to the size and high ratio parking. Situated on +/- 1.02 acres with highly visible frontage of 263 on East Tunnel Blvd. (La. Hwy. 3040) and 215 on Grand Caillou Rd. (La. Hwy. 57). The site features excellent access from both East Tunnel Blvd. and Grand Caillou Rd. with a combined traffic count of 29, 000. Two street side pylon signs with digital panel. The property is being offered as a NNN Lease rate \$15 PSF. List rate may not include certain utilities, building services and property expenses. Please contact Listing agent for additional information. Please allow 24 hours notice for scheduled appointments.



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