

9756 West Feliciana Pkwy
St Francisville, LA 70775



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MLS# 2026006821



\$125,000

Prime Commercial Opportunity in St. Francisville 0.5 +/- Acre | Zoned C-2 | Dual Street Access Position your business at the center of a new commercial corridor! This prime half-acre lot offers a high-visibility location on West Feliciana Parkway, situated on the same high-traffic street as the West Feliciana Sports Park and just minutes from the top-rated West Feliciana Parish Schools. Unique dual-access frontage with entry points from both the front and the rear of the lot allowing for flexible site design and easy traffic flow. Join a thriving business community alongside national and local staples including Dollar General, Subway, NAPA Auto Parts, and professional medical offices. This lot is perfectly positioned to capture traffic from local residents, school commuters, and visitors to the nearby sports complex. C-2 zoning accommodates a wide range of uses, from retail and professional offices to service-based businesses or a strategic expansion of an existing enterprise. Whether you are looking to build from the ground up, expand your current footprint, or secure a solid long-term investment in St. Francisville, this lot offers the location and versatility to make it happen.



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