

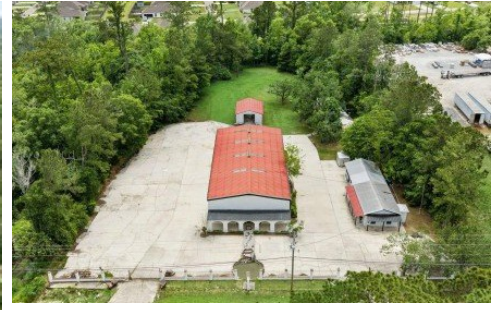
30490 Highway 190
Lacombe, LA 70445



LOGO COMING
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MLS# 2026007726



\$1,100,000

6,500 Sqft

Prime Multi-Use Commercial Opportunity on Highway Frontage Position your business for visibility and growth at 30490 Hwy 190 in Lacombe, a rare 1.74-acre commercial property offering over 260 feet of frontage along busy U.S. Highway 190. With steady daily traffic and outstanding accessibility, this property is ideal for owner-operators, investors, or businesses seeking a flexible, high-exposure location in St. Tammany Parish. The site features a large warehouse with multiple overhead doors, dedicated office/showroom space, and an upstairs loft suitable for additional offices or potential living quarters. A separate building that includes a bathroom, was previously used as a seafood shack and a detached garage/warehouse provides even more utility space. Also located on the property is a 16 80 mobile home (3 bed/2 bath), creating immediate on-site residential or rental income possibilities. The layout and improvements make this property exceptionally well-suited for a wide range of uses including service business, light industrial, storage, or investment redevelopment. Conveniently located with easy access to Slidell, Mandeville, and the Interstate 12 corridor, this location combines rural space with commuter connectivity. Highlights 1.74 acres with 260+ ft of highway frontage Warehouse, office/showroom, loft, and multiple outbuildings Seafood/retail



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