

**2702 W Orice Roth Rd**  
Gonzales, LA 70737



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**MLS# 2026007766**



**\$975,000**

Exceptional opportunity to acquire 12+ acres of land ideally located just off Interstate 10 and Hwy 30. Positioned in a high-growth corridor near Tanger Outlets and the Lamar Dixon area with excellent accessibility and visibility, this property is well-suited for development. The tract is located behind Property Fronts Bayou Fran ois, near The Village At Fountain Lake Apartments. 12 Acres offer flexibility for a variety of uses while still benefiting from proximity to major retail, traffic flow and regional infrastructure. With convenient access to I-10 a rare chance to secure a large parcel in a rapidly developing area with strong future potential.



**Lee Lambert**  
Phone: (225) 921-5693  
Compass - Perkins

For full listing details, please scan:

