

**Tbd "tract 1-a" Highway 3235**  
Cut Off, LA 70345



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**MLS# 2026009954**



**\$100,000**

Prime 1.27 acre Commercial or Residential tract of land located at the intersection of Highway 3235 and Mudbug Lane. Featuring approximately 300' frontage on Highway 3235, this highly visible property offers excellent access and development potential. Site improvements include a large dirt mound, drainage culverts and catch basins already installed, helping to greatly reduce to site preparation costs. Don't miss this opportunity to build your home, business, or investment property in a high-traffic location.



**Gregory Plaisance**

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Bayou Classic Realty, LLC

For full listing details, please scan:

