

9178 Hooper Road, Central, La

9178 Hooper Road, Baton Rouge, LA 70818, Baton Rouge, LA 70818

Listing ID: 1971818
Property Type: Retail-Commercial For Sale
Property Subtype: Mixed Use
Sale Price: \$465,000
Unit Price: \$147.53 Per SF
Sale Terms: Cash to Seller



Property Overview

Lot A of the O.K. Sharp Tract, Sec 80, T6S, R1E.

427' N. Frontage on 4 Lane Hooper Road

x 615' E. Frontage on Blackwater Rd

x 310' S. x 341.5 W. (148,258 SF)*

Property has 2388 SF Liv area Home with 4 Bedroom, 2 Bath, Living Rm, Family and Rec. Rooms, 3152 SF total. Can be converted to Office. Has Large Courtyard, Covered Patio areas, Large Parking Pads, and 889 SF Work Shop.

Property is zoned rural and would need to be rezoned for commercial use by City of Central.

*Measurements not warranted by Agent.

Property Details

General Information

Listing Name:	9178 Hooper Road, Central, La	Building Size (RSF):	3,152 SF
Retail-Commercial Type:	Mixed Use	Total Land Size:	3.4 Acres
Property Use Type:	Business, Investment	Sale Price:	\$465,000
Zoning:	Rural	Sale Terms:	Cash to Seller
Gross Building Area (GBA):	4,000 SF		

Area & Location

Market Type:	Rural	Feet of Frontage:	427
Retail Clientele:	General, Other	Vehicle Count:	25,000
Property Located Between:	Hooper & Blackwater	Transportation:	Highway
Side of Street:	North	Highway(s) Access:	I-610, Airport 5 mile
Road Type:	Highway	Area Description:	Across Hwy from BREC Blackwater Conservation Park
Property Visibility:	Good		
Street Name:	Hooper		

Building Related

Total Number of Buildings:	2	Construction/Siding:	Brick
Number of Stories:	1	Parking Type:	Surface
Property Condition:	Good	Heat Type:	Electricity, Gas

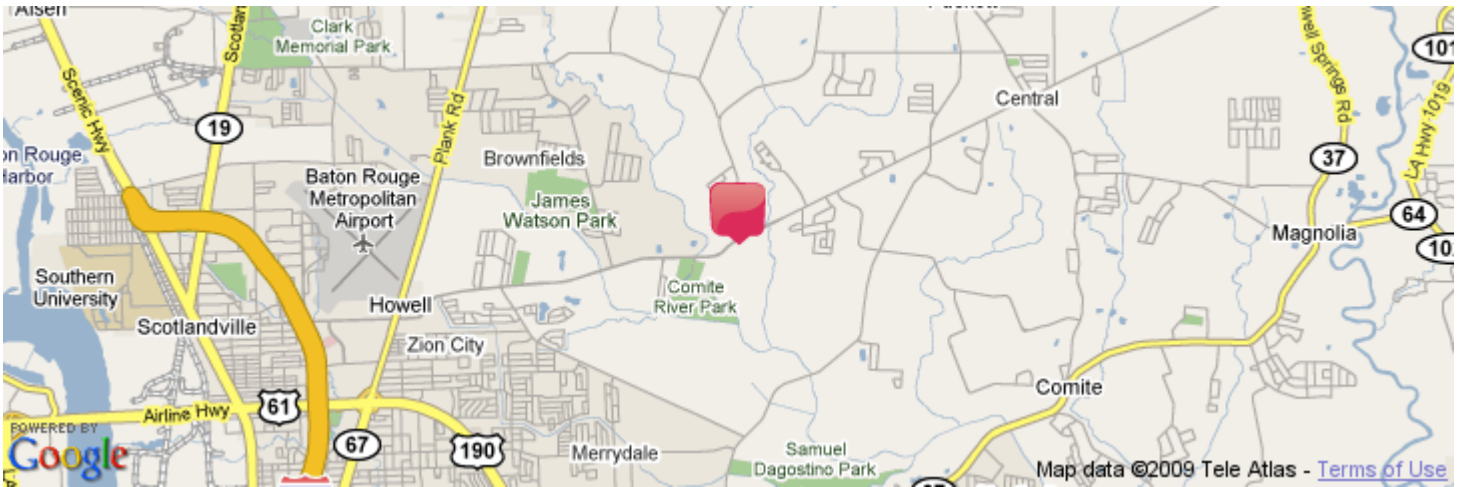
Heat Source:	Central	Internet Access:	Cable
Air Conditioning:	Package Unit		

Land Related

Zoning Description:	Rural	Easements/Encumbrances	100' x 102' Ded Right of Way Future Hwy
Lot Frontage (Feet):	427	Description:	Corner
Lot Depth:	341.5 W - 615 E	Land Ownership:	Owned
Topography:	Level	Legal Description:	Lot A of O.K. Sharp Tract, Sec 80, T6S, R1E
Easements:	Electric Lines, Utilities		

Location

Address:	9178 Hooper Road, Baton Rouge, LA 70818 Baton Rouge, LA 70818	County:	East Baton Rouge
		MSA:	Baton Rouge



Property Images



9178 Hooper Inter



Hooper Street View



Home/Office



9178 Hooper Rd

Property Contacts

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