

Backpacker Northshore Square

3900 Hwy 22 Mandeville, LA 70471

PROPERTY SUMMARY



Property Highlights

- Currently under renovation to be anchored by The Backpacker as their 3rd location in Louisiana scheduled to open March 2023.
- Improvements include updating the landscaping, front fascia and expanding the building footprint.
- Other co-tenants include Cucina Cangemi Restaurant, PetWell Clinic
- Well suited for retail, medical, professional office.

Offering Summary

Lease Rate:	\$22.50 SF/yr (NNN)
Number Of Units:	5
Available SF:	1,509 - 3,910 SF
Building Size:	16,850 SF

Demographics	1 Mile	5 Miles	10 Miles
Total Households	1,428	25,783	40,345
Total Population	3,716	68,195	109,082
Average HH Income	\$109,314	\$94,066	\$89,219

Matthew Pittman, CCIM

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SURROUNDING RETAIL

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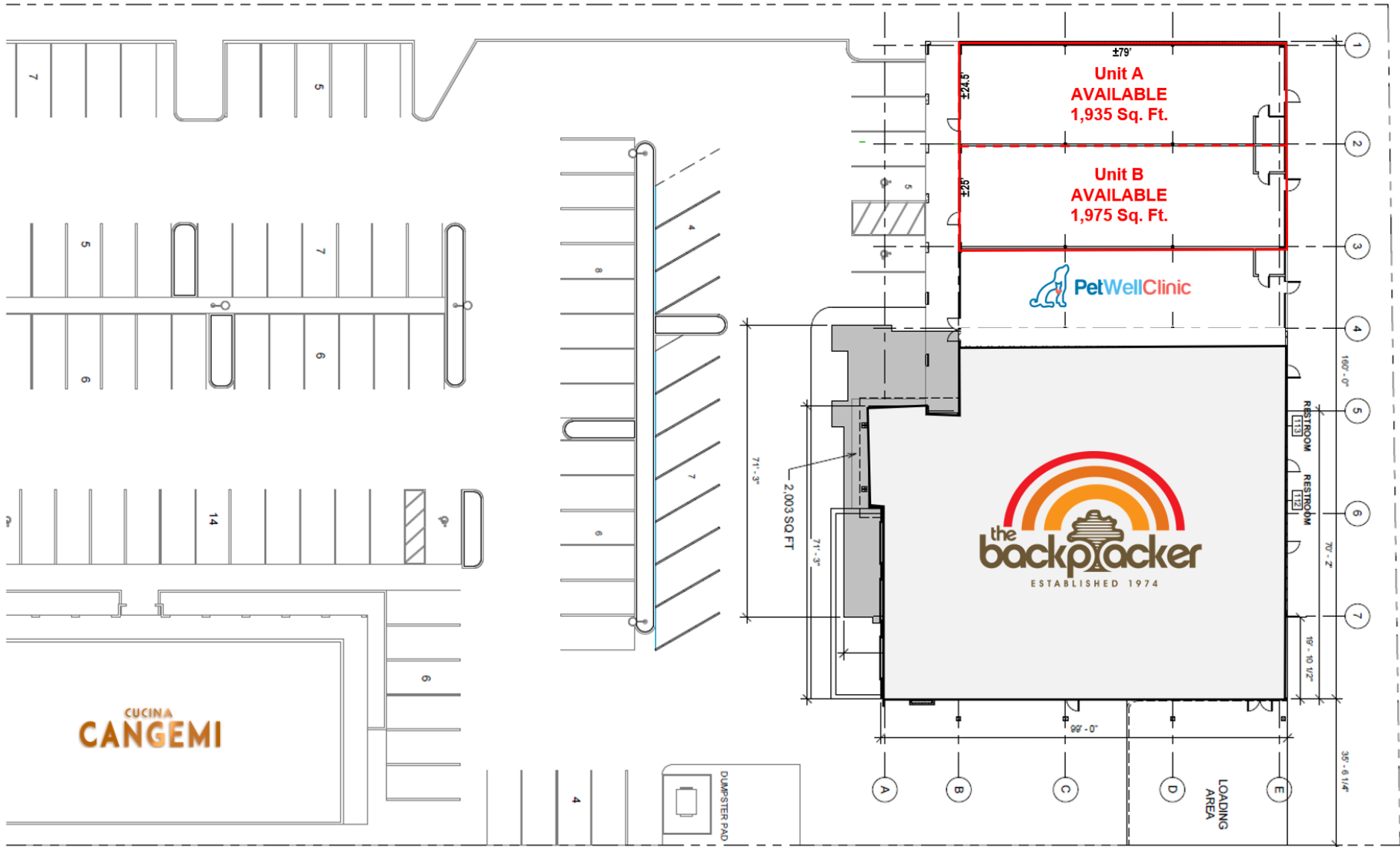
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SITE PLAN



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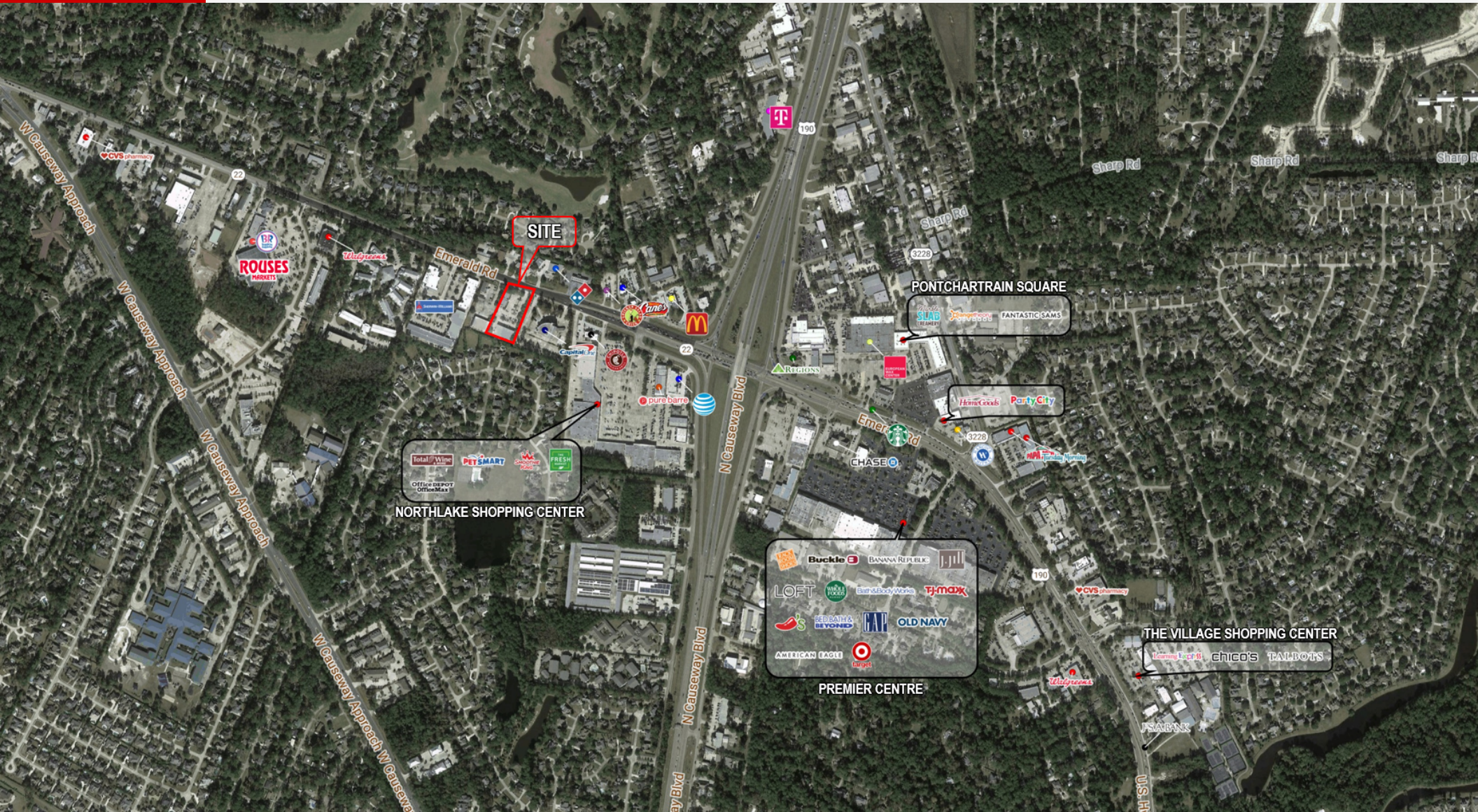
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LOCATION MAP



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