



AVAILABLE



For Sale Will Build to Suit Industrial Property

Location: Bridge City Avenue
Seven Oaks Blvd.
LA Highway 18
Bridge City, LA

Parcel Size: 114.4 Acres
Zoned M-1 Industrial

Asking Price: ***Entire Site:***
\$60,000.00 per acre.

Smaller Tracts:
Price will vary according to size and
location within tract.

Utilities: Water, Gas & Electric

Elevation: Most of property is in an "X" Zone.
80% of property is cleared.

Shovel Ready: Should have detailed report based
upon State of Louisiana requirements.

Contact: Jack Stumpf

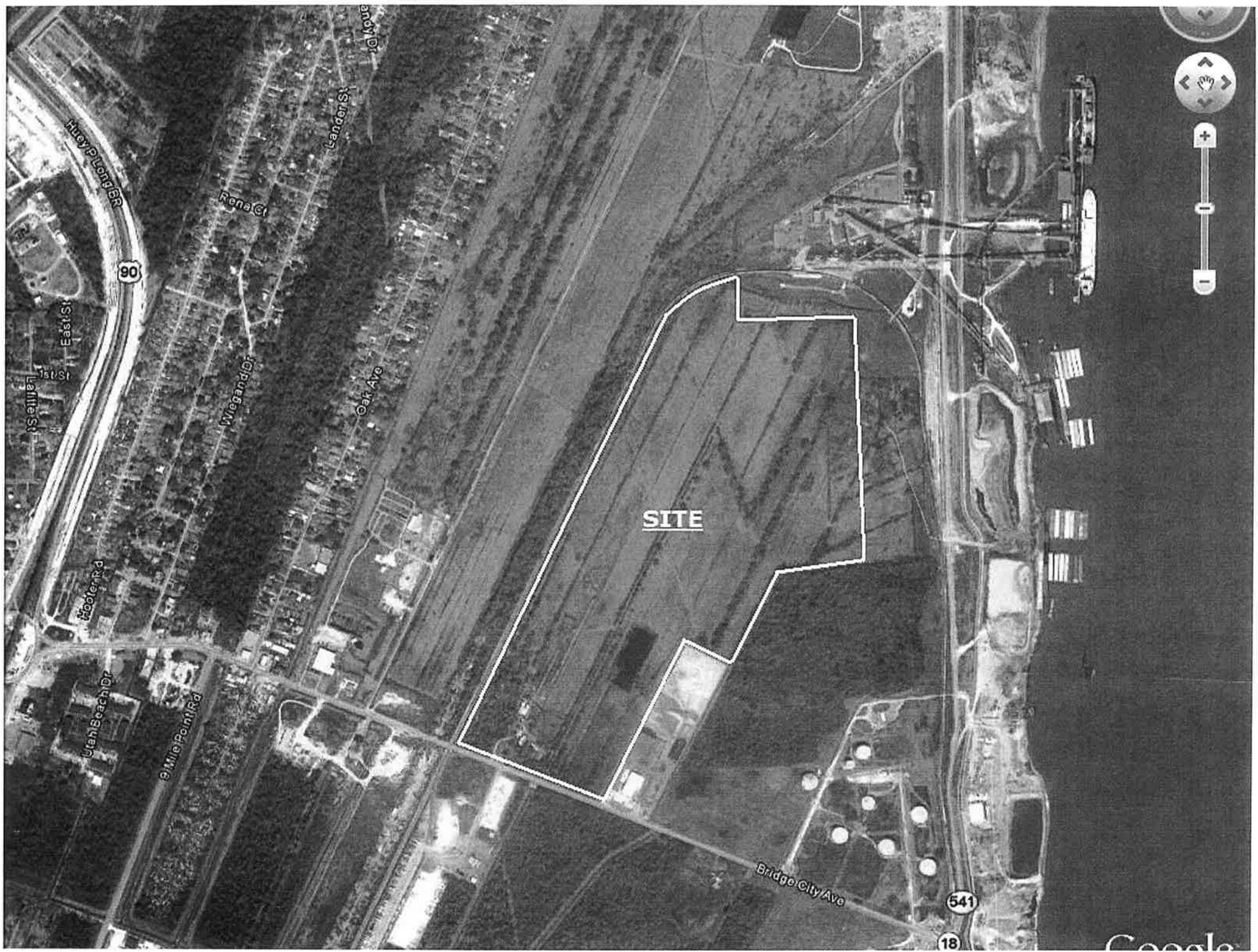
**JACK STUMPF
& ASSOCIATES, INC.**

COMMERCIAL REAL ESTATE SERVICES

1700 Central Boulevard
Harvey, Louisiana 70058
(504) 366-6800
www.jackstumpf.com
(Licensed in Louisiana)

The information presented herein has been furnished by the owner or obtained from sources we deem reliable. No warranties or representations, either expressed or implied are made as to the accuracy of the data provided, and same is subject to error, omission, change of price, and/or conditions of availability without notice.

May 2013



SITE

Huey Plank Dr
90

East St

Leander St

Rena Ct

Wiegand Dr

Oak Ave

Utah Beach Dr

E Mile Point Rd

Bridge City Ave

541

18

Google



BRIDGEVIEW PARK
 SECTION 6, T13S R23E
 SOUTHEASTERN DISTRICT OF LOUISIANA
 WEST OF THE MISSISSIPPI RIVER
 JEFFERSON PARISH, LOUISIANA



OAK AVENUE (SIDE)

Jefferson Parish has not examined or reviewed the title of any land shown, or any restrictive covenants or restrictions placed on said property, and that the action of the Parish in this matter does not imply (1) that the applicant's or owner's title or ownership is valid, (2) that there are or are not any restrictive covenants or other restrictions on said property, or (3) that any restrictive covenants or restrictions that may be on said property are enforceable or are not enforceable.

PRELIMINARY PLAT / FINAL PLAT
 CERTIFICATE OF PLANNING DEPARTMENT REVIEW

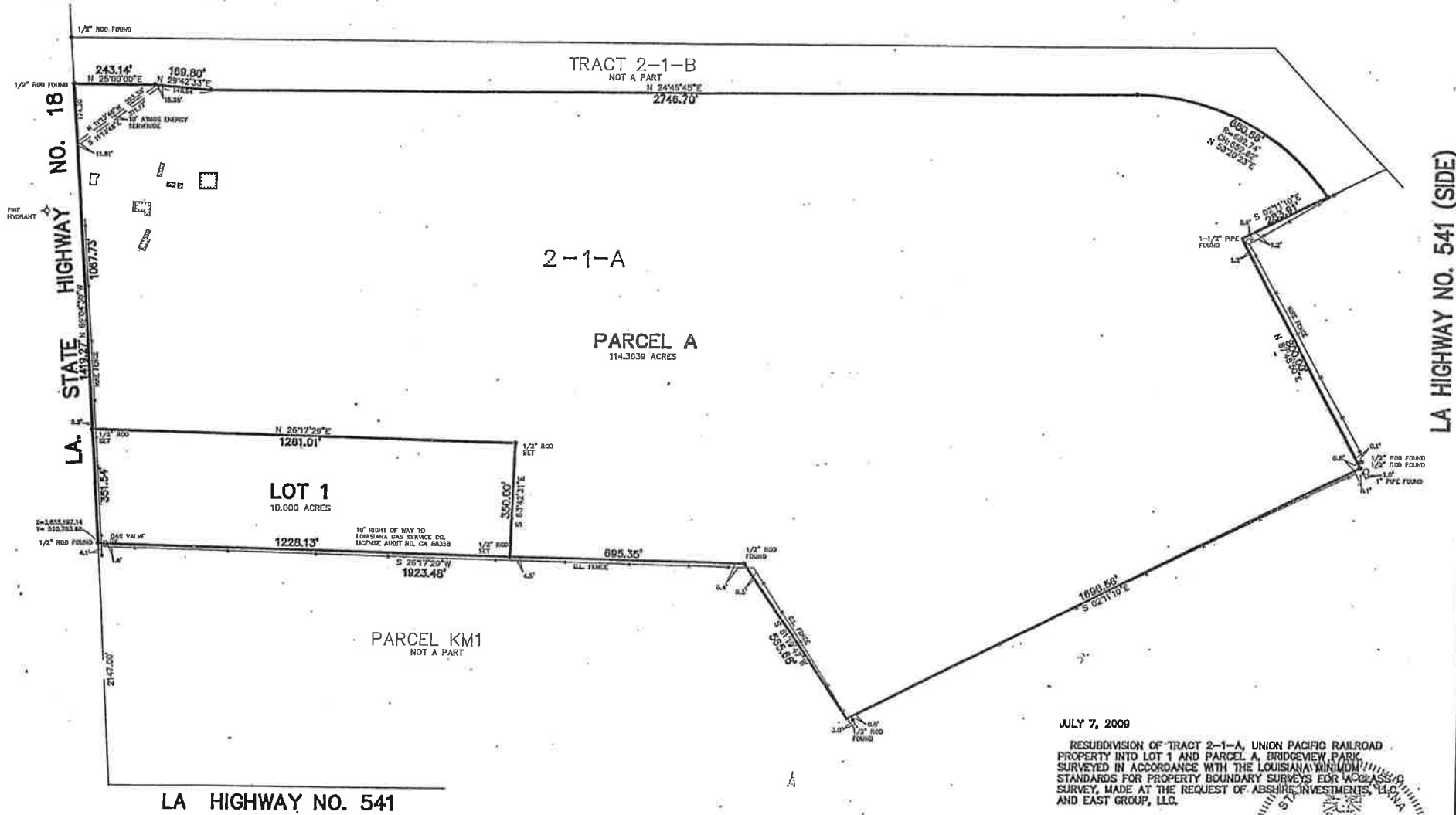
Summary No. _____ Docket No. WS-
 has been reviewed by the Planning Department.

Planning Director _____ Date _____

CERTIFICATE OF COUNCIL APPROVAL

Ordinance No. _____ has been approved by
 the Jefferson Parish Council on _____

Council Chairman _____ Date _____



LA HIGHWAY NO. 541

LA HIGHWAY NO. 541 (SIDE)

JULY 7, 2009

RESUBDIVISION OF TRACT 2-1-A, UNION PACIFIC RAILROAD PROPERTY INTO LOT 1 AND PARCEL A, BRIDGEVIEW PARK, SURVEYED IN ACCORDANCE WITH THE LOUISIANA MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS FOR ACCESS SURVEY, MADE AT THE REQUEST OF ABSHIRE INVESTMENTS, LLC, AND EAST GROUP, LLC.

TILDON J. DUFRENE, JR.
 REG. No. 04563
 REGISTERED PROFESSIONAL SURVEYOR

DUFRENE SURVEYING & ENGINEERING INC.
 1624 MANHATTAN BOULEVARD, HARVEY, LA 70089
 504-383-3339 FAX
 504-388-3184 FAX
 dd@dufrenesurveying.com

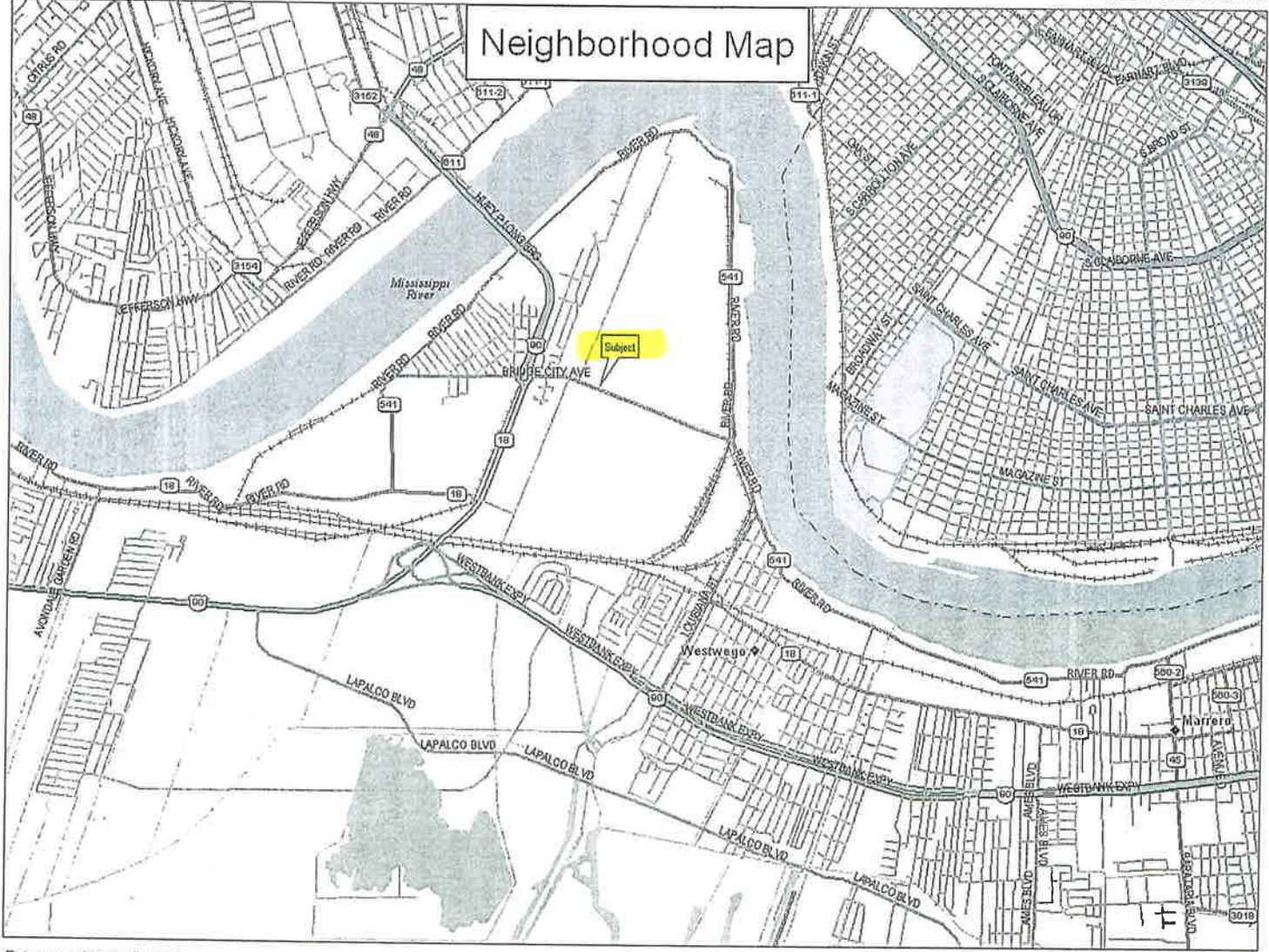


THE SURVEYING AND RESTRICTIONS SHOWN ON THIS SURVEY ARE LIMITED TO THOSE SET FORTH IN THE DESCRIPTION FURNISHED US AND THERE IS NO REPRESENTATION THAT ALL APPLICABLE SURVEYING MAP RESTRICTIONS ARE SHOWN HEREON. THE SURVEYOR HAS MADE NO TITLE SEARCH OR PUBLIC RECORD SEARCH IN COMPILING THE DATA FOR THIS SURVEY.

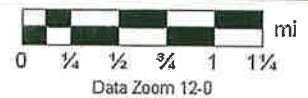
BEARINGS ARE BASED ON THE LOUISIANA COORDINATE SYSTEM OF 1983 SOUTH ZONE.
 TO OBTAIN RECORD BEARINGS ROTATE 0°45'45\"/>

REFERENCE RESUBDIVISION PLAN BY DADINO, MARQUES & ASSOCIATES INC. DATED OCTOBER 14, 2008

Neighborhood Map



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 www.delorme.com



OPN 09-82

Flood Map Bridge city



Preliminary / Current Flood Hazard Areas

