



> **CURRENT BUILDING SPECS**

- 23,864 SF GLA
- 1 Story

> **PROPOSED BUILDING SPECS**

- 52,612 SF GLA
- 2 Stories

> **CURRENT TENANTS INCLUDE**

- Rent-A-Center and Pizza Hut

> **AVAILABILITY**

First Floor (Immediate Availability)	Second Floor (Planned)
• 872 SF - 18,000 SF	• 1,913 SF - 23,406 SF

> **PROPERTY HIGHLIGHTS**

- Conveniently located right off of the Westbank Expressway at the busiest intersection in Gretna
- Pylon signage can be up to 100' allowing visibility from Westbank Expressway
- Site will be LEED certified
- Hurricane resistant construction
- Not in flood zone
- Eco-Friendly, Living BioWall (air filtration system)
- Regional promotional print and web marketing by Landlord

> **DESCRIPTION**

Previously known as the Hancock Shopping Center, the new West Centro is planned for a major redevelopment that will include extensive exterior improvements and the potential addition of a second story. Based in the retail center of Gretna, West Centro is located just a few feet from the Westbank Expressway and just a few miles from the Crescent City Connection, the main corridor into the center of the City of New Orleans. Nearby landmarks include Oakwood Mall (JCPenney, Dick's Sporting Goods, Sears, Dillard's), Academy Sports + Outdoors, Home Depot, Rooms To Go Outlet, Rouses Supermarket (under construction) and many more! With spaces from 872 SF to 23,406 SF, West Centro can accommodate local, regional and national tenants.

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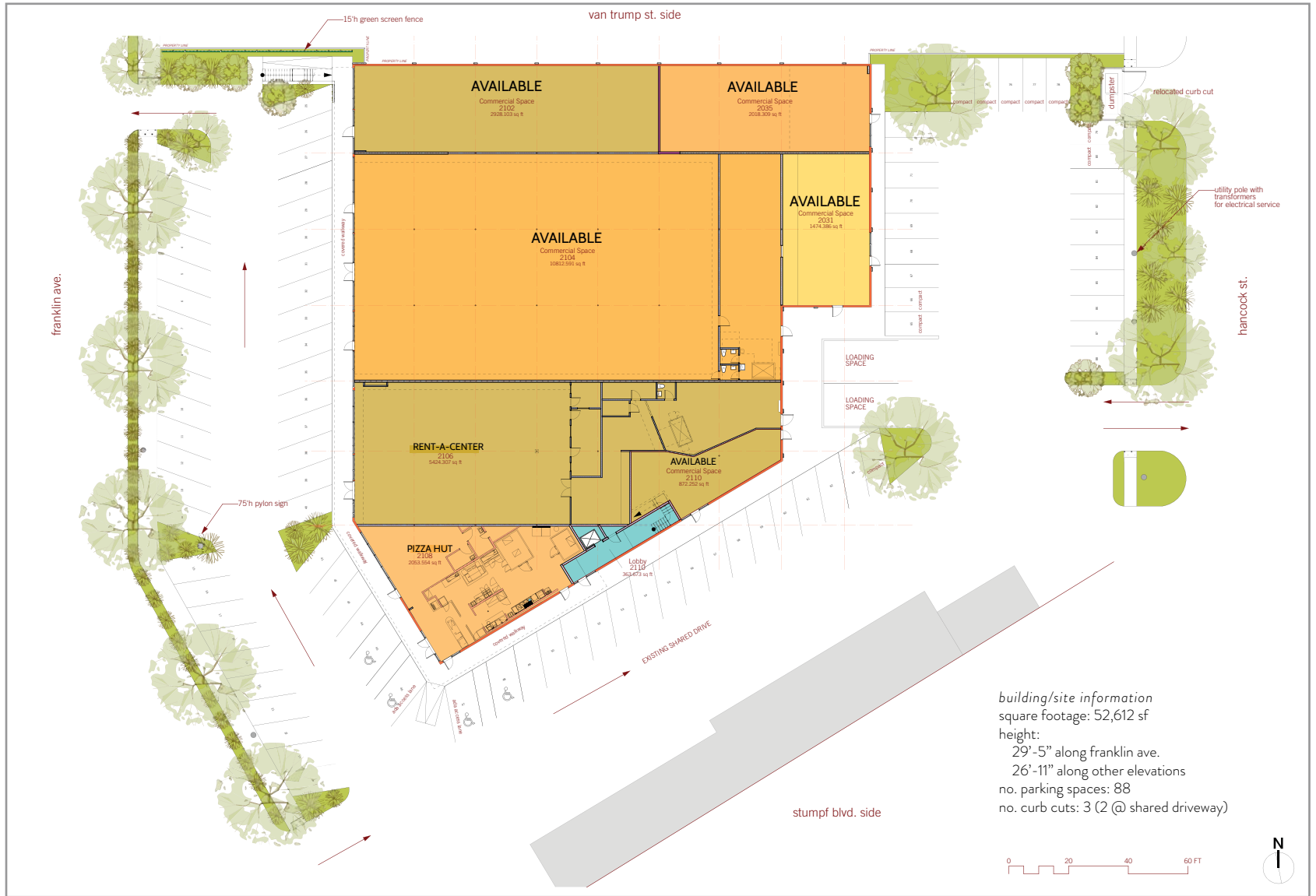
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FIRST FLOOR PROPOSED SITE PLAN



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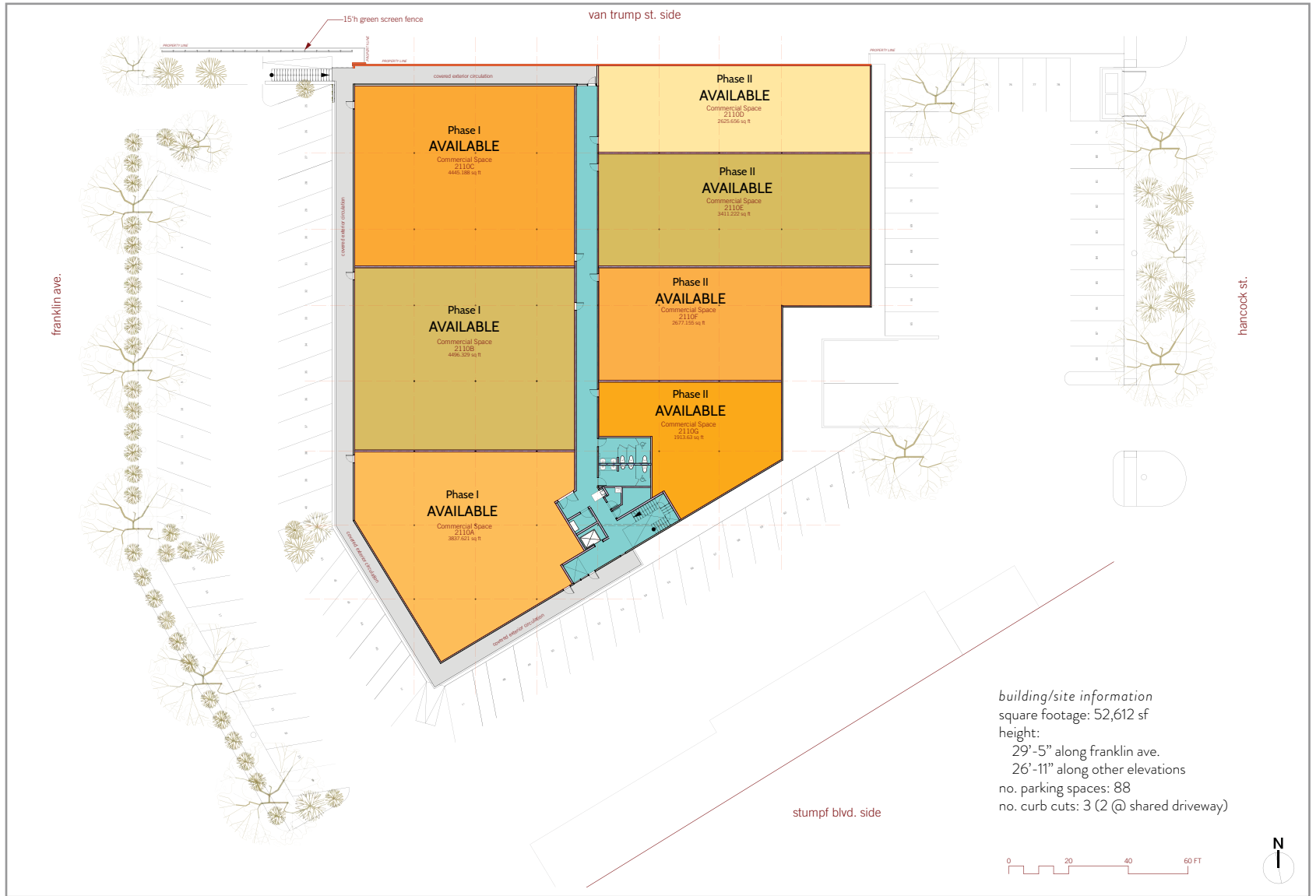
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RETAIL BROKERS NETWORK

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SECOND FLOOR PROPOSED SITE PLAN



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SUMMARY

AERIAL

FIRST FLOOR
SITE PLAN

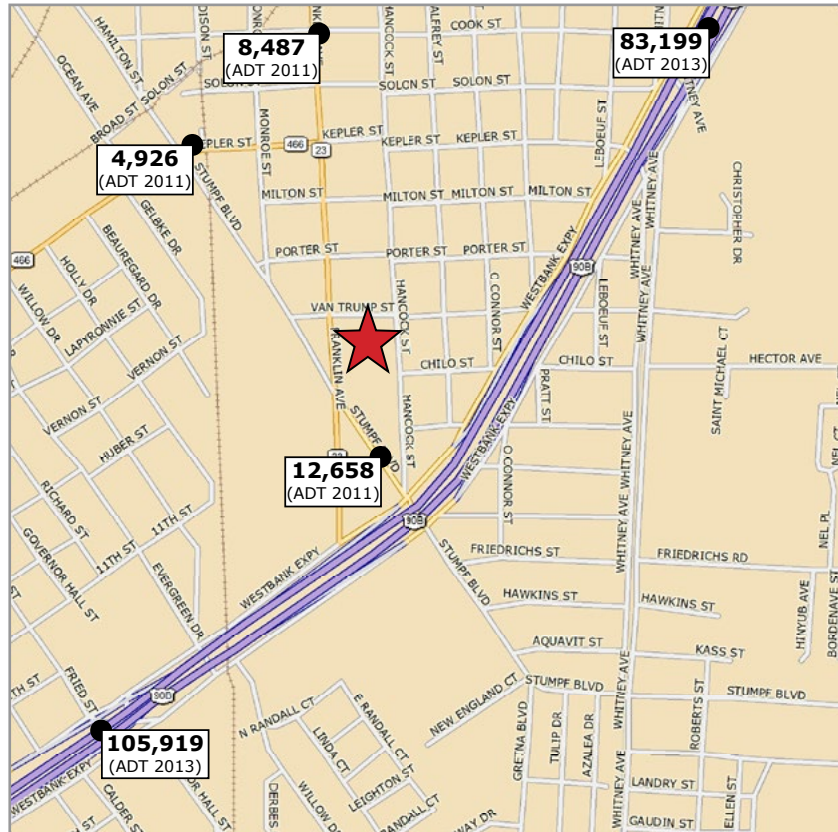
SECOND FLOOR
SITE PLAN

RENDERINGS

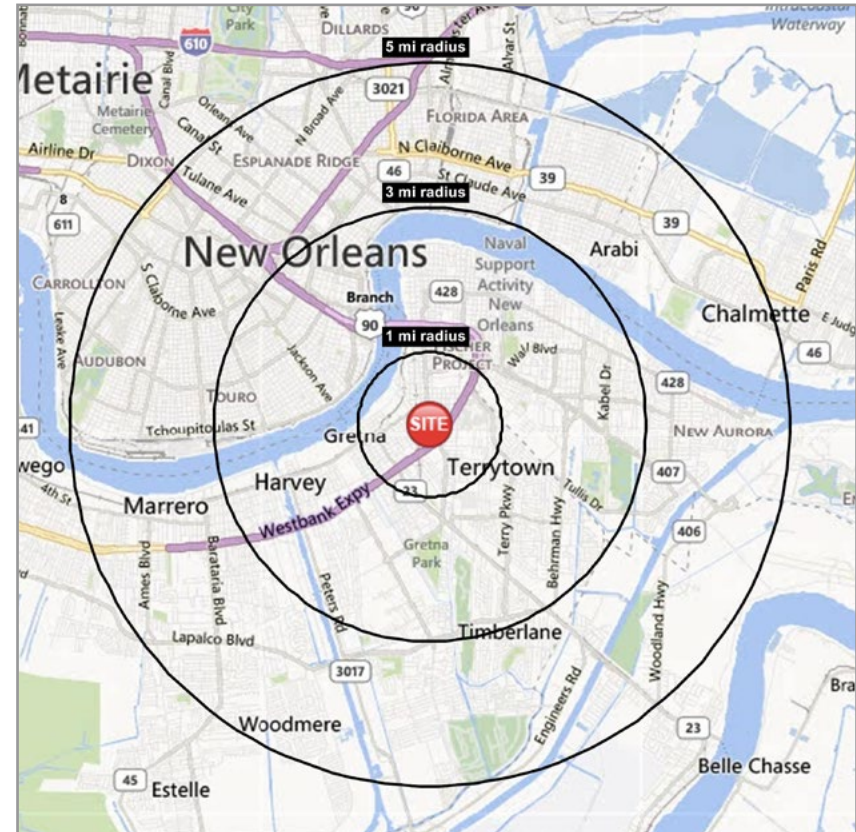
RETAIL MAP

DEMOS

TRAFFIC COUNT MAP



DEMOGRAPHIC MAP



DEMOGRAPHICS - 2013 ESTIMATES

	1 MILE	3 MILE	5 MILE
POPULATION	13,653	130,295	343,676
AVG. HOUSEHOLD INCOME	\$44,664	\$60,983	\$62,732

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