

# \$1,700,000 - 2834 Highland Rd, Baton Rouge

MLS® #2025011646

**\$1,700,000**

0 Bedroom, 0.00 Bathroom, 7,800 sqft

Commercial Sale on 0.99 Acres

South Baton Rouge, Baton Rouge, LA

2834 Highland Road is a ground-level retail outlet on a 1-acre commercial lot in Old South Baton Rouge. It serves the local community and nearby LSU area, surrounded by major shops, educational sites, and a large public park. This retail center has three tenants who have been there for a very long time providing income stability for the right investor.

## Essential Information

|                |                 |
|----------------|-----------------|
| MLS® #         | 2025011646      |
| Price          | \$1,700,000     |
| Bathrooms      | 0.00            |
| Square Footage | 7,800           |
| Acres          | 0.99            |
| Type           | Commercial Sale |
| Sub-Type       | Commercial      |
| Status         | Active          |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 2834 Highland Rd  |
| Area        | EBR MLS Area 52   |
| Subdivision | South Baton Rouge |
| City        | Baton Rouge       |
| State       | LA                |
| Zip Code    | 70802             |

## Amenities

|           |                           |
|-----------|---------------------------|
| Utilities | Natural Gas Not Available |
|-----------|---------------------------|



|         |             |
|---------|-------------|
| Parking | Parking Lot |
|---------|-------------|

**Interior**

|         |       |
|---------|-------|
| Heating | Other |
|---------|-------|

|         |       |
|---------|-------|
| Cooling | Other |
|---------|-------|

**Exterior**

|                   |      |
|-------------------|------|
| Exterior Features | None |
|-------------------|------|

|      |       |
|------|-------|
| Roof | Other |
|------|-------|

|              |              |
|--------------|--------------|
| Construction | Brick, Frame |
|--------------|--------------|

|            |      |
|------------|------|
| Foundation | Slab |
|------------|------|

**Additional Information**

|             |                 |
|-------------|-----------------|
| Date Listed | June 13th, 2025 |
|-------------|-----------------|



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