

BRAND Real Estate Services

TRADER JOE'S

The
KEEPING ROOM

EDIT

ACADIAN VILLAGE

3535 PERKINS ROAD. | BATON ROUGE, LA 70808

Project Overview

3535 Perkins Rd.

3,200 SF

Space Available 02/01/26

Premier retail center anchored by **Trader Joes**

Convenient location at corner of Perkins Rd. & Acadian Thruway

Tenants include **Lululemon**, **Sephora**, **Petco**, **2nd and Charles**, **EDIT Boutique**, **The Keeping Room**, **Smarter Eyewear**, **Acme Oyster House**, **The Ruby Slipper**, **Jersey Mike's**, **Nothing Bundt Cakes**, and others.



Demographics

3535 Perkins Rd.

Traffic Counts

Perkins Rd.	22,045 VPD
S. Acadian Thruway	29,971 VPD

Demographics

	1 MILE	3 MILES	5 MILES
Population	7,937	85,098	172,374
Daytime Employment	9,696	141,022	265,720
HH Income	\$116,612	\$84,355	\$80,622

GPS Coordinates

33.977898 Lat.
-84.080283 Long.



Available Space

3535 Perkins Rd.

Tenants

SUITE	TENANT	SF	SUITE	TENANT	SF
E-1	2nd & Charles	10,920	A-10	La Divina	1,600
E-2	Petco	11,000	A-11	Nothing Bundt Cakes	2,400
E-3	Sephora	4,960	A-12	Jersey Mike's	1,600
A-1	Trader Joe's	13,000	B-1	The Ruby Slipper Cafe	3,404
A-2	The Keeping Room	1,600	B-2	Barre3	1,800
A-3	EDIT Boutique	2,000	B-3	Kean's Fine Dry Cleaning	1,200
A-4	Smarter Eyewear	1,600	D	Acme Oyster House Rest.	6,210
A-5	The Gilded Egret	1,600	E	Madewell - AVAILABLE	3,200
A-6	Acadian Modern Dentistry	3,200	G	Lululemon	5,986
A-8	Eggie Salon Studio	1,960	T	Tesla Supercharger Station	-
A-9	Vertage Clothing	1,600			
TOTAL SQUARE FEET					80,840





Contact

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