

16800 Blk Louisiana 330
Abbeville, LA 70510



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MLS# 2600008410



\$600,000

40 ACRES WITH HWY 330 FRONTAGE & VERMILION RIVER ACCESS -- PRIME DEVELOPMENT/INVESTMENT OPPORTUNITY! Located 2 miles south of Abbeville, this versatile 40-acre tract offers excellent potential for a variety of uses. The property features frontage on Hwy 330, a pond with dock near the front, and the rear of the property borders the Vermilion River with road access to the back. Conveniently located near the SpaceX development area, this property offers an attractive opportunity for investors, developers, and businesses looking toward future growth in the area. Potential uses may include an RV park, commercial yard, recreational development, future commercial or residential development, or simply holding the property as a long-term investment. The combination of acreage, highway frontage, river access, water features, and proximity to Abbeville and the SpaceX development area creates numerous possibilities. Buyer to verify zoning, utilities, access, flood zone, and all potential uses with the appropriate governmental agencies. Don't miss this opportunity to own a substantial tract in a location with significant future potential!



Fred Arsement

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