



1321 & 1323 SIBLEY ROAD

Bldg #1=1850 GSF

Bldg #2=4131 GSF

1.03 ACRES * 0.25 miles North of I-20



Minden, Louisiana

**Bldg 1- 1323 Sibley
Rd
MLS #211516
1850 GSF
\$175,000.00**

**Bldg 2- 1321 Sibley
Rd
MLS #211517
4131 GSF
\$175,000.00**

Investment opportunity – Building 1 totally remodeled in 2014 new paint, roof and HVAC. Currently leased! Building 2 has fresh paint inside and out and new HVAC in 2014. Both located in a high traffic area. Property can be purchased together or separate with easement provided to Building 2. Additional acreage available.

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Building 1



Building 2





PROFESSIONAL BACKGROUND

CATHERINE HUNT'S background includes over 20 years of broad based administrative and office management experience. Extensive knowledge in the construction & manufacturing industry, retail & wholesale markets, as well as civil law, insurance and financial planning. She has worked in the real estate industry for 24 years. In 1992, she sub-contracted her first home, in 2000 built her second home, and since then renovated numerous homes, including her current home in 2007. Catherine is a multi-talented businesswoman, entrepreneur, certified Paralegal and a commissioned Louisiana Notary Public with firsthand experience in preparing cash deeds, closing documents and overseeing transactions that include buying, selling, leasing, managing and investing in real estate. She has been active REALTOR® licensed by the Louisiana Real Estate Commission since 2016, as well as, a member of the National Association of REALTORS, the Northwest Louisiana Association of REALTORS and NWLAR Multiple Listing Service.

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