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COMMERCIAL REAL ESTATE

+ 504.301.1002



CBD RESTAURANT/RESIDENTIAL AVAILABLE

123 Camp Street, New Orleans, LA 70130



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DESCRIPTION

123 Camp Street, located in between Canal and Common Streets offers 3,520 sf of beautifully built out and furnished restaurant and living space that is available either for sale or for lease. Downstairs consists of the former Red Gravy Cafe location, complete with a large 12' hood in a spacious kitchen. The upstairs is a private residence with 3 bedrooms and a generous 10' balcony that provides unobstructed sightlines to Canal Street and the French Quarter.

The property was originally built 4 stories high, and as such the foundation and structural supports are adequate for a 4 story building. The CBD-2 zoning allows for a redevelopment with a max FAR of 14.

TOTAL SIZE: 3,520 sf

SALE PRICE: \$1,200,000

LAND SIZE: 1,760 sf

ZONING: CBD-2

RESTAURANT SIZE: 1,760 sf

LEASE PRICE: \$30/sf + NNN

DEMOGRAPHICS

2019 DEMOGRAPHICS	3 minutes	5 minutes	10 minutes
POPULATION	732	4,849	62,631
AVERAGE HH INCOME	\$89,429	\$86,059	\$56,782



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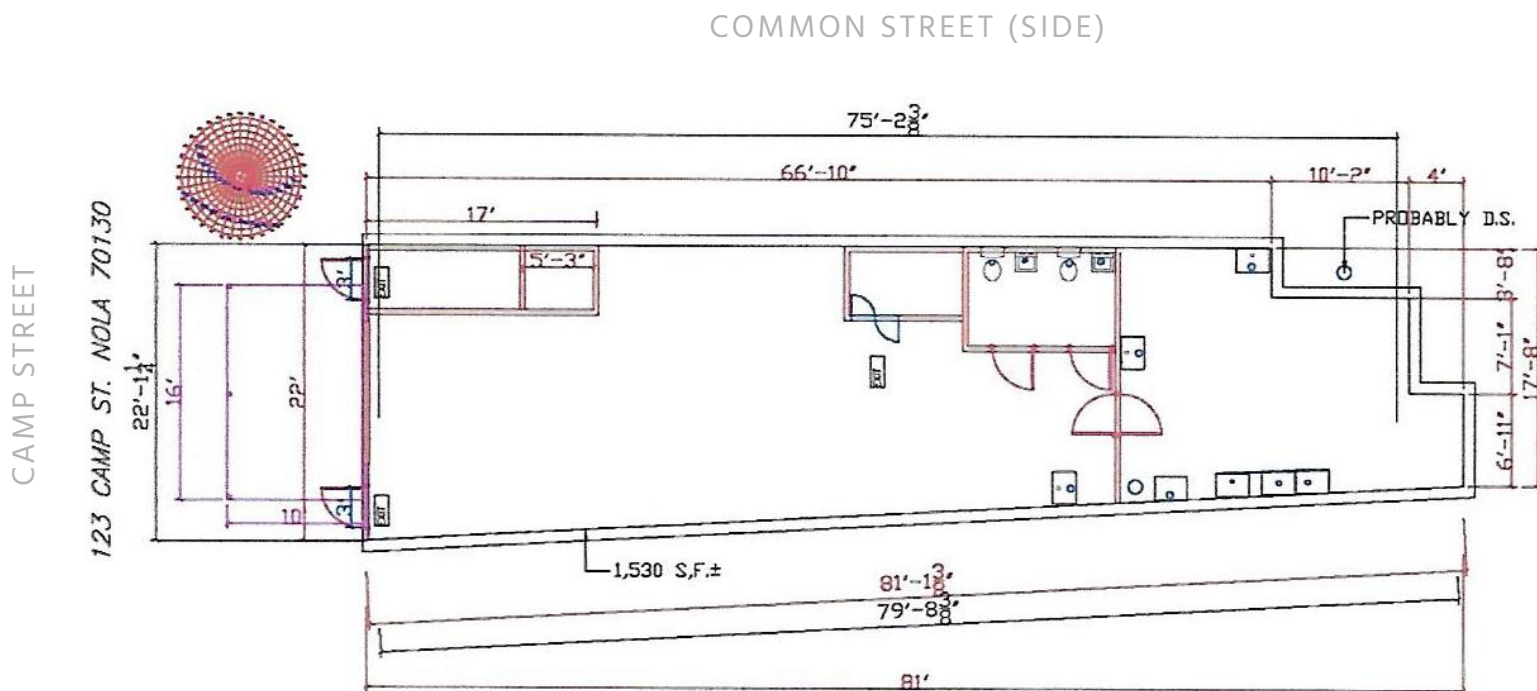
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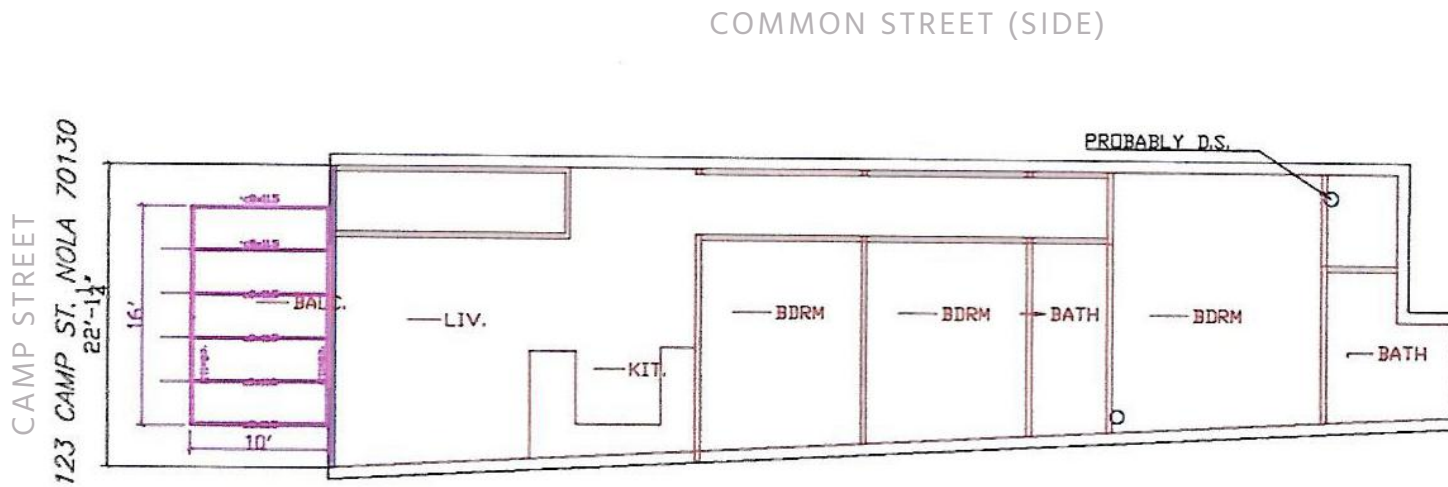
POINTS OF INTEREST MAP

📍 123 Camp Street, New Orleans, LA 70130





GROUND FLOOR PLAN



FIRST FLOOR PLAN

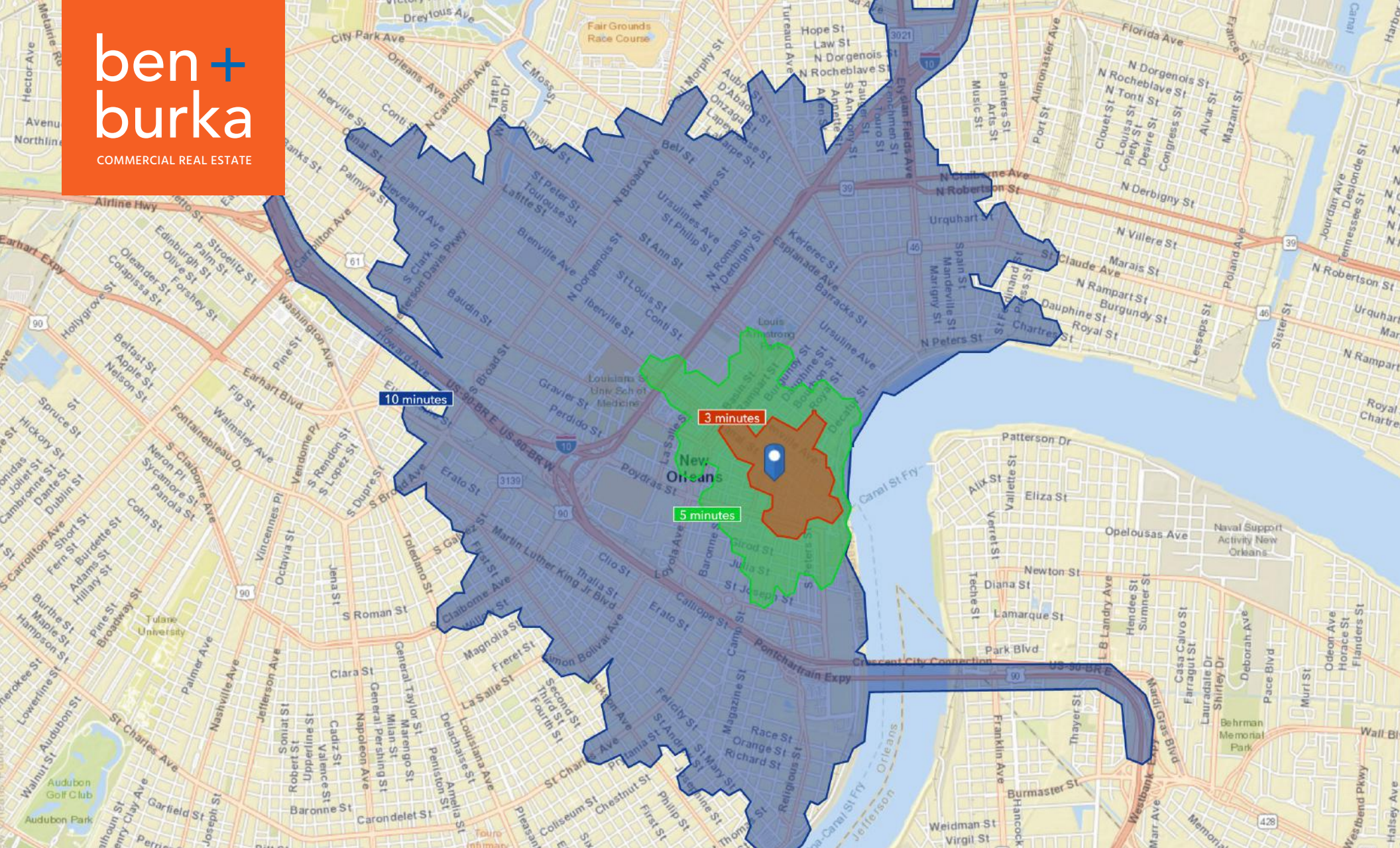




AERIAL VIEW

📍 123 Camp Street, New Orleans, LA 70130





DRIVE TIME MAP



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For more information, please contact the Owner's exclusive representative:

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— LICENSED IN THE STATE OF LOUISIANA —

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