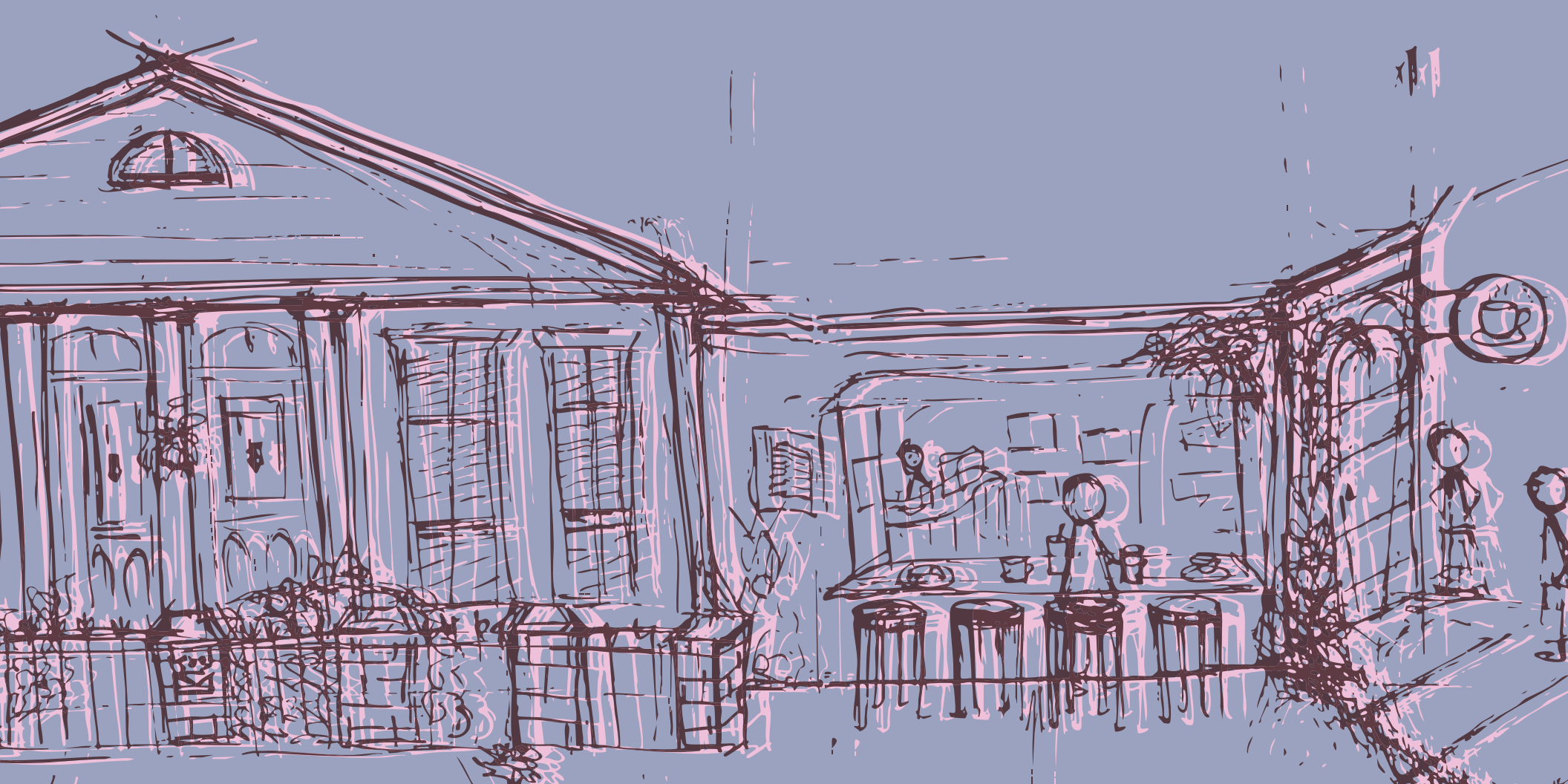


the  
**BAZAR**  
nala

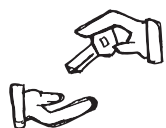






Welcome to The Bazaar — a kaleidoscope of creativity tucked in the heart of New Orleans' Lower Garden District at 1501 Prytania Street. This is more than just a building — it's a purpose-built space designed to support artists, entrepreneurs, and small businesses. Spread across nearly 8,000 square feet, The Bazaar houses 13 uniquely styled suites leased by an electric mix of artists, offices, makers, and apartments. Right now, there's around 3,000 square feet ready to be claimed — including the iconic corner suite with prime foot traffic, generous outdoor space, and stellar visibility where Melpomene meets Prytania. Suites range from 600 to 1,200 square feet and can be combined to fit your wildest vision. Whether you're slinging espresso, sculpting masterpieces, or plotting the next big idea, this is your launchpad. The Bazaar isn't just a space — it's a statement: Your vibe belongs here.





Lease Price

Inquire Within



Zoning  
HU-MU



Size  
600-1,200 SqFt



HH Income (5 minutes)  
\$109,557

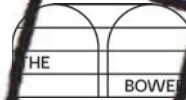


Population (5 minutes)  
24,146

*\*2024 Demographics*



1501 Prtytania St  
Lower Garden District  
Points Of Interest



spyre

Lower Garden District





BAZAR



**AVAILABLE**

1501  
29'3" x 40'1"

**LEASED!**

1503

**LEASED!**

1505

**LEASED!**

1512  
22'5" x 23'10"

**AVAILABLE**

1512  
13'0" x 23'10"

**LEASED!**

UNIT 1  
28'11" x 12'4"

UNIT 2  
14'7" x 26'1"

**LEASED!**

UNIT 3  
14'3" x 25'11"

UNIT 4  
14'10" x 20'6"

**LEASED!**

1514 B  
14'6" x 20'6"

1514 A  
31'5" x 22'0"

**AVAILABLE**

1514 C  
13'1" x 25'10"

**LEASED!**

UNIT 5  
22'3" x 15'4"

UNIT 6  
7'8" x 13'5"

UNIT 6  
26'4"

8'2" x 3'2"

8'4"

9'5" x 4'2"

9'5" x 4'4"

12'2" x 3'11"

7'8" x 6'7"

COURTYARD  
34'8" x 11'9"

COURTYARD

COURTYARD

DRIVEWAY

Prytania Street

Melpomene Street

This floor plan illustrates a multi-unit residential building layout. The building is situated between Prytania Street to the west and Melpomene Street to the south. A central courtyard is flanked by units 1501, 1512, and 1514 A. To the east of the courtyard are units 1503, 1505, and 1514 B. Further east are units 1511, 1513, and 1514 C. A driveway is located at the top left, and a parking area is at the bottom right. Units 1503, 1505, 1514 A, 1514 B, and 1514 C are marked as 'LEASED!', while units 1501, 1512, and 1514 are marked as 'AVAILABLE'.

| Unit/Feature | Dimensions     | Status    |
|--------------|----------------|-----------|
| 1501         | 29'3" x 40'1"  | AVAILABLE |
| 1503         | 28'11" x 12'4" | LEASED!   |
| 1505         | 21'6" x 9'2"   | LEASED!   |
| 1511         | 28'11" x 12'4" | LEASED!   |
| 1512         | 22'5" x 23'10" | AVAILABLE |
| 1513         | 14'3" x 25'11" | LEASED!   |
| 1514 A       | 31'5" x 22'0"  | AVAILABLE |
| 1514 B       | 14'6" x 20'6"  | LEASED!   |
| 1514 C       | 13'1" x 25'10" | LEASED!   |







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

# ben + burka

COMMERCIAL REAL ESTATE

AARON KAZANOFF  
OWNER/AGENT

25 Walnut Street  
New Orleans, LA 70118  
504.301.1002  
aaron@benburka.com

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