



RETAIL SPACE | FOR LEASE

Commercial Center with Space for Lease

2802 Higgins Boulevard

NEW ORLEANS, LA 70126

Lawless Turner

lturner@corp-realty.com

504.581.5005



FULLY RENOVATED MIXED-USE COMPLEX

2802 Higgins Boulevard, New Orleans, LA 70126

DESCRIPTION

This fully renovated retail/office building is part of a large mixed-use complex strategically located at the crossroads of the Gentilly, Marigny, and Bywater neighborhoods. Positioned near the I-10 and I-610 split with visibility from the expressway, it offers convenient access via the Louisa Street exit and is just a 7-minute drive from the French Quarter. Frequently used as a shortcut for downtown residents heading

east on I-10, this location ensures high visibility and accessibility.

Situated in a rapidly developing area, the property is across from the new Carver High School campus, near the Delgado Sidney Collier Campus, and adjacent to a newly renovated 110-unit apartment complex, providing a built-in customer base.



CORPORATE REALTY

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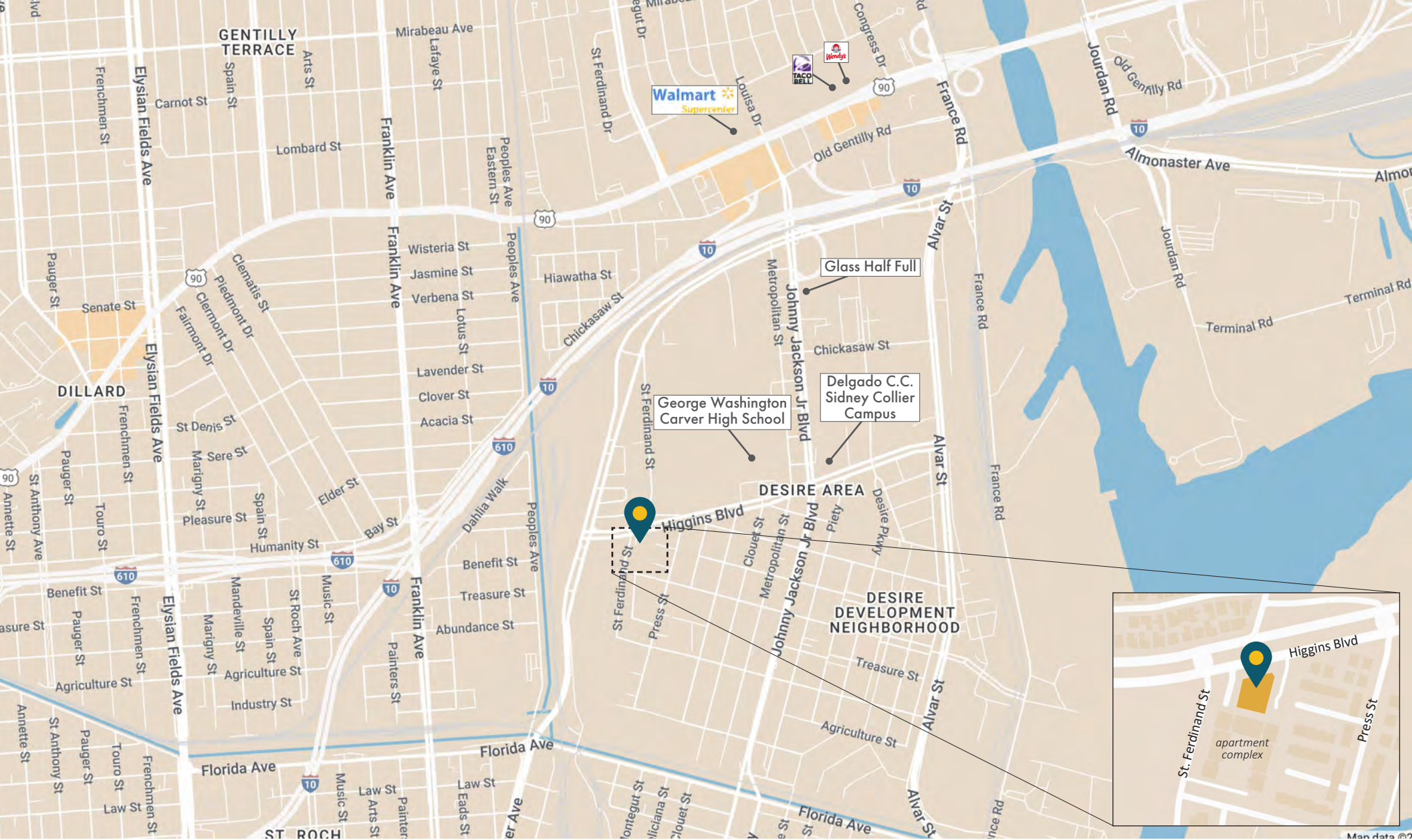
2802 HIGGINS BOULEVARD

SUITE DETAILS



ADDRESS	2802 Higgins Blvd
TYPE	commercial space
SIZE	700 sf
RENTAL RATE	\$950/month, modified gross (\$75 for trash/water)
PARKING	plentiful off-street parking
ZONING	S-RD





2802-04 HIGGINS BOULEVARD



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