

# The Rosenthal Building



## 3401 St. Claude Avenue, New Orleans, LA 70117

Listing ID:	30663190
Status:	Active
Property Type:	Office For Sale
Office Type:	Office Building
Gross Land Area:	3,570 SF
Sale Price:	\$595,000
Unit Price:	\$105.24 PSF
Sale Terms:	Cash to Seller
Nearest MSA:	New Orleans-Metairie
County:	Orleans
Tax ID/APN:	41070270
Zoning:	HMC-2, HISTORIC MARGINY/ TREMÉ/BYWATER COMMERCIAL DISTRICT
Property Use Type:	Vacant/Owner-User
Class of Space:	Class B
Building/Unit Size (RSF):	5,654 SF
Property Visibility:	Excellent
Year Built:	1995



### Overview/Comments

More commonly known as the Rosenthal Building, 3401 St Claude is located between Desire and Gallier Streets. It is an elevator-served, two-story, modern office building, containing approximately 5,654 SF, with a NRA of 4,591 SF. The improvements are in excellent condition. Currently, the second story is leased to City Year, a non-profit organization, through February, 2022, with two (2), three (3) year options.

#### More Information Online

<https://latterblum.catalist.com//listing/30663190>

#### QR Code

Scan this image with your mobile device:



### Property Contacts



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