

**RESTAURANT FOR SALE**

# Turn Key Restaurant Opportunity

4842 Tchoupitoulas St, New Orleans, LA 70115

Presented By:

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### PROPERTY DESCRIPTION

Outstanding Second-Gen Restaurant Acquisition Opportunity located along the thriving and rapidly developing Tchoupitoulas Corridor. The current home of the Wonderland and the Sea, 4842 Tchoupitoulas Street is a recently renovated turn-key restaurant offering an excellent opportunity for a new or established restaurant concept to move in and expedite its launch. Sited on the hard corner of Tchoupitoulas and Lyons Streets, the property offers ±1,872 SF of improvements sited on a ±4,224 SF parcel providing for a supplemental and spacious outdoor dining patio. The entire site is currently zoned MU-1 (Medium Intensity Mixed-Use District) allowing for a multitude of permitted uses.

***Property to be sold in "as is, where is" condition with a Waiver of Redhibition to be executed and made part of the sale documents.***

### PROPERTY HIGHLIGHTS

- Turn Key Restaurant For Sale
- Recently Renovated Space
- ±1,872 SF of Improvements
- Site is Approximately 4,224 SF
- Located in the Thriving Tchoupitoulas Corridor

### OFFERING SUMMARY

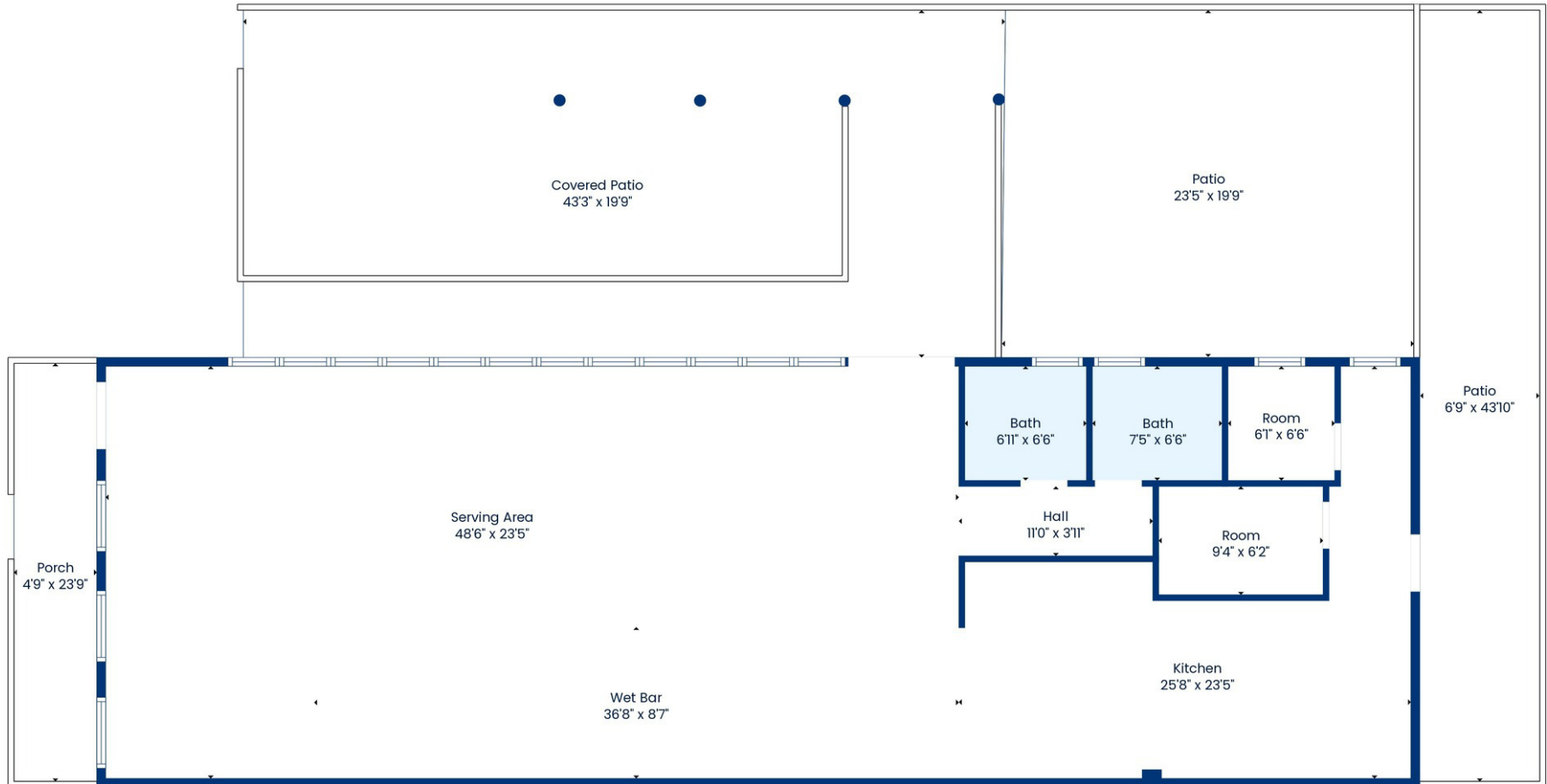
Sale Price:	\$875,000
Lot Size:	±4,224 SF
Building Size:	±1,872 SF



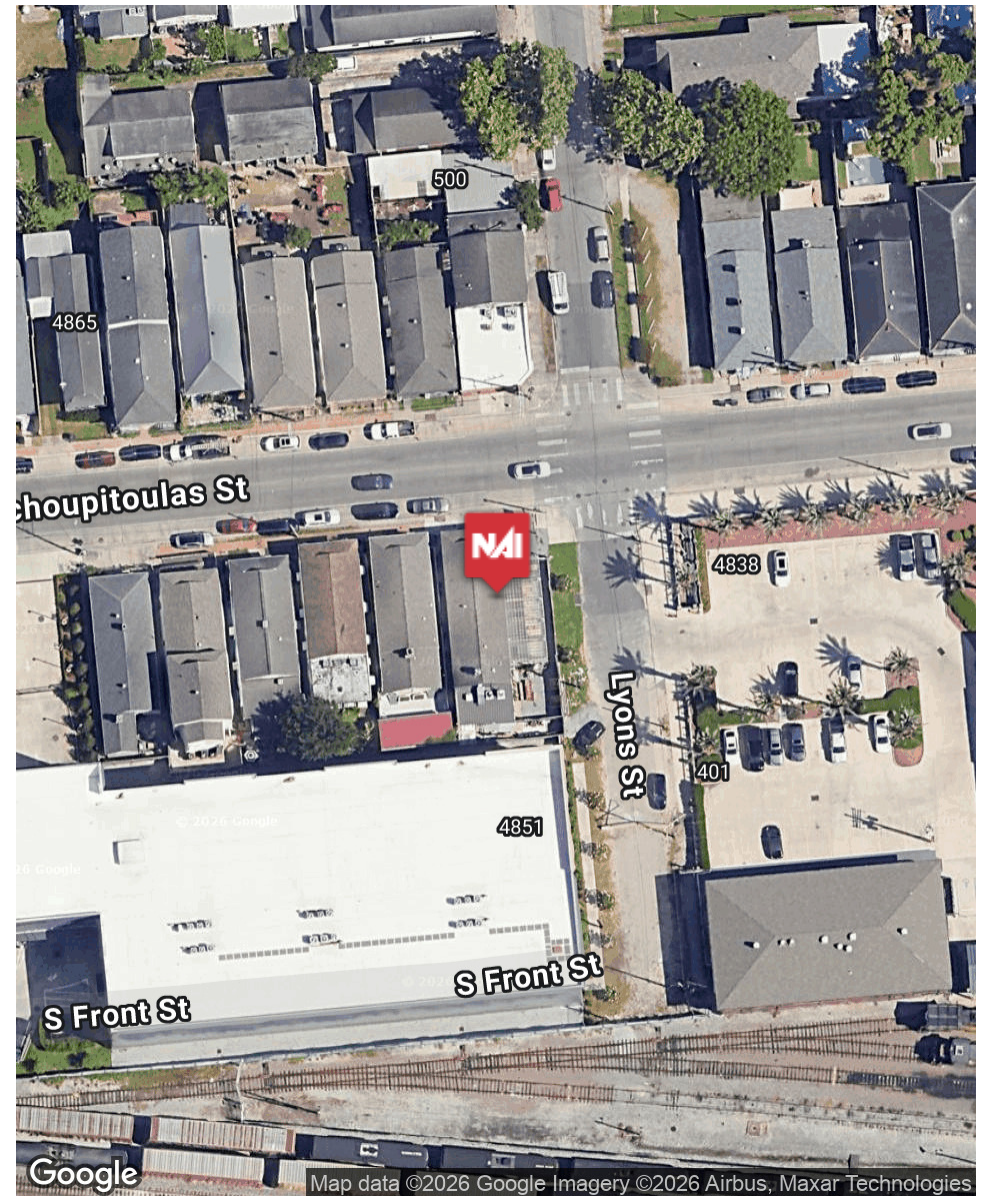
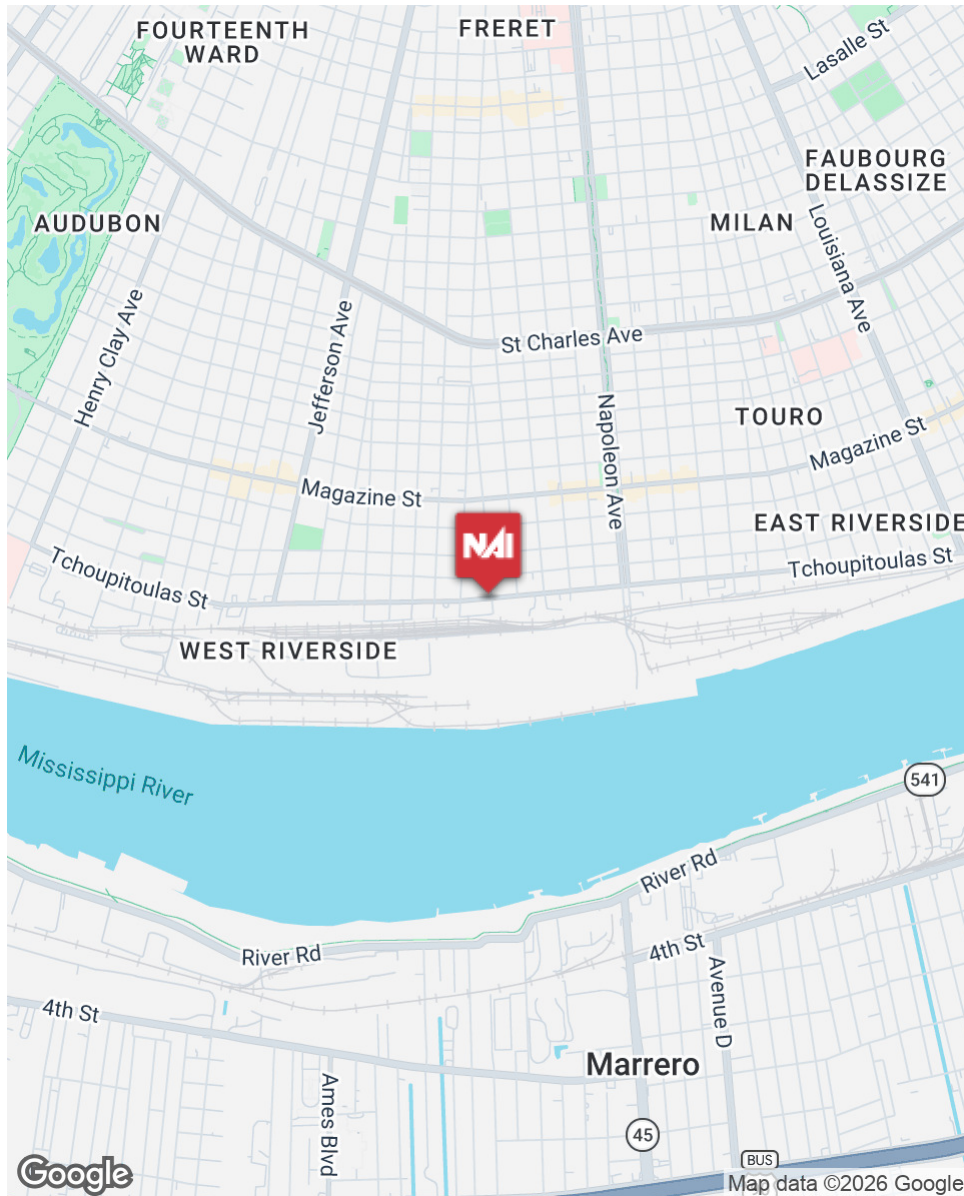
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