

**2535-37 N Rampart St
New Orleans, La 70117**

2535 N Rampart (left side)

- 2 bedrooms, 1 bathroom, approx 1350 square feet
- No central HVAC. Only window units.

2537 N Rampart (right side)

- 3 bedrooms, 1 bathroom, approx 1350 square feet
- Central HVAC

- One tankless water heater for both sides
- Natural gas, yes
- 2 x gas fireplaces operational
- 4 electric meters
- 1 gas meter
- 1 water line
- Solar panels are owned
- Flood Insurance \$1281 per year
- 2025 property taxes \$5,147.61