



CORPORATE REALTY

201 St. Charles Ave., Suite 4411, New Orleans, LA 70170
504.581.5005 | corp-realty.com

OFFICE SPACE | FOR LEASE

Fully Furnished Office Space in Metairie CBD

3223 8th Street

METAIRIE, LA 70002

Walker Davis

wdavis@corp-realty.com
504.722.7262

Mitchell Halpern

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504.919.5211



MOVE-IN READY SPACE WITH FURNITURE AND COMPUTER EQUIPMENT

3223 8th Street, Metairie, LA 70002

DESCRIPTION

Move-in ready and fully furnished office space is now available for lease, providing an ideal environment for a variety of office needs. The space features two conference rooms, two kitchens, and a private bathroom with shower. There are eleven offices, each with windows that provide abundant natural light and great views. There are also open areas which can be used as collaborative workspace. Two elevators from the central lobby provide safe access to the office space.

At approximately 10,000 rsf, this office takes up almost the full third floor of a multi-tenant building in the heart of the Metairie CBD, less than one block from N. Causeway Blvd and Lakeside

Shopping Center. This highly desirable central location provides convenient access to both I-10 and the Northshore. There is abundant parking both under and around the building and opportunity for signage.

Ray Brandt Auto Group uses two offices within the premises.

The building was recently purchased by a Gayle Benson-related entity and is managed by Corporate Realty.

OVERVIEW

SIZE

10,000 rsf (approximately)

RENTAL RATE

\$27.00/sf, gross

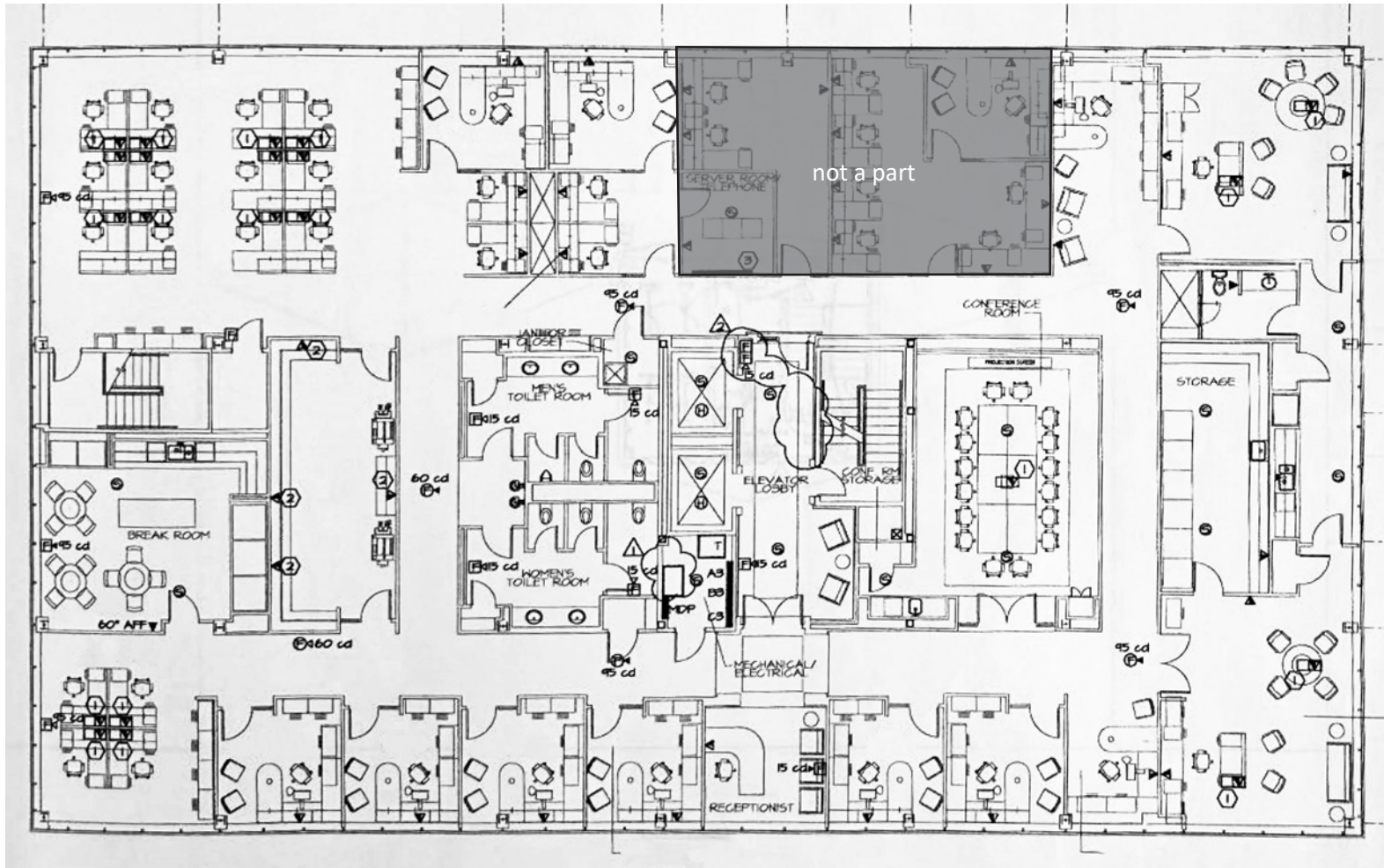


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3223 8TH STREET FLOOR PLAN



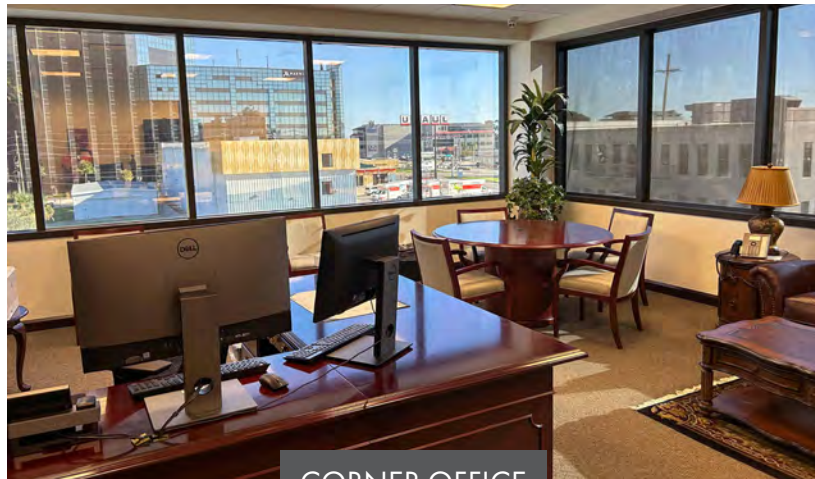
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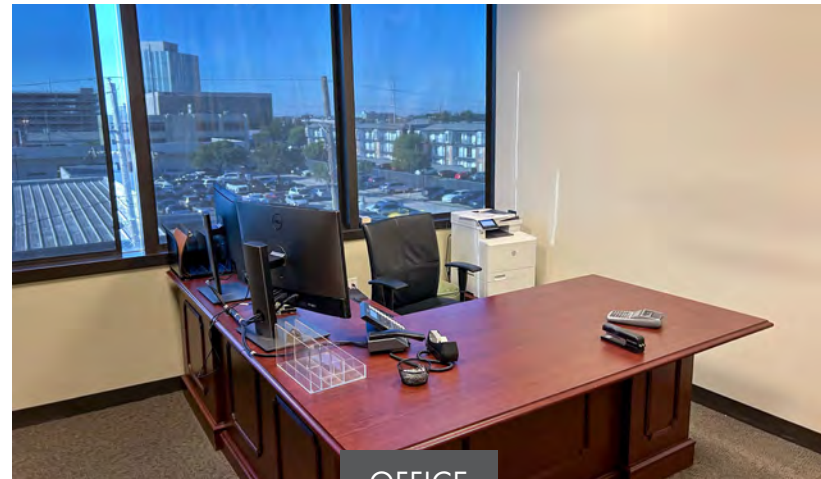
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OFFICES AND CONFERENCE ROOMS



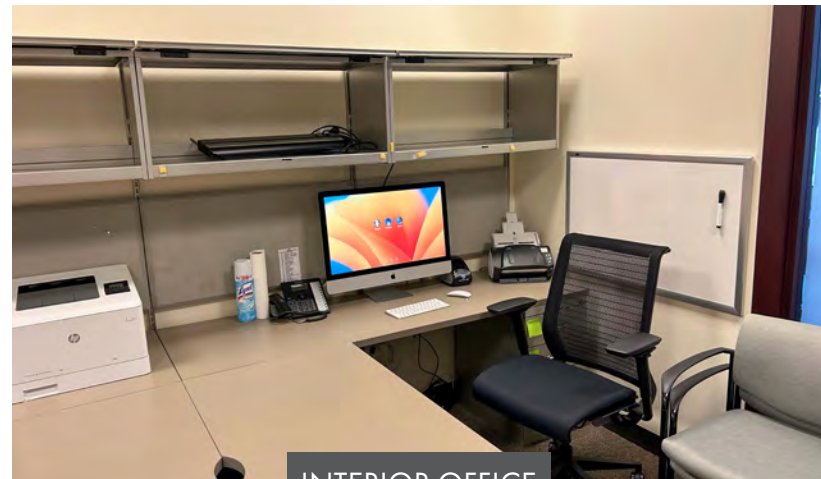
CORNER OFFICE



OFFICE



OFFICE



INTERIOR OFFICE



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SHARED SPACES AND EQUIPMENT



CONFERENCE ROOM



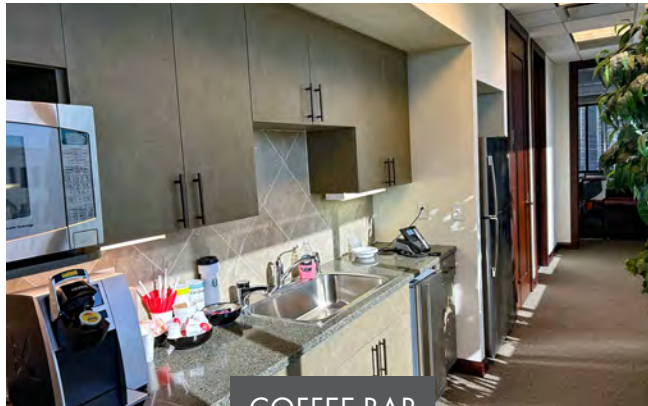
CONFERENCE ROOM



COPY ROOM



KITCHEN/BREAKROOM



COFFEE BAR

FURNITURE AND EQUIPMENT INCLUDED

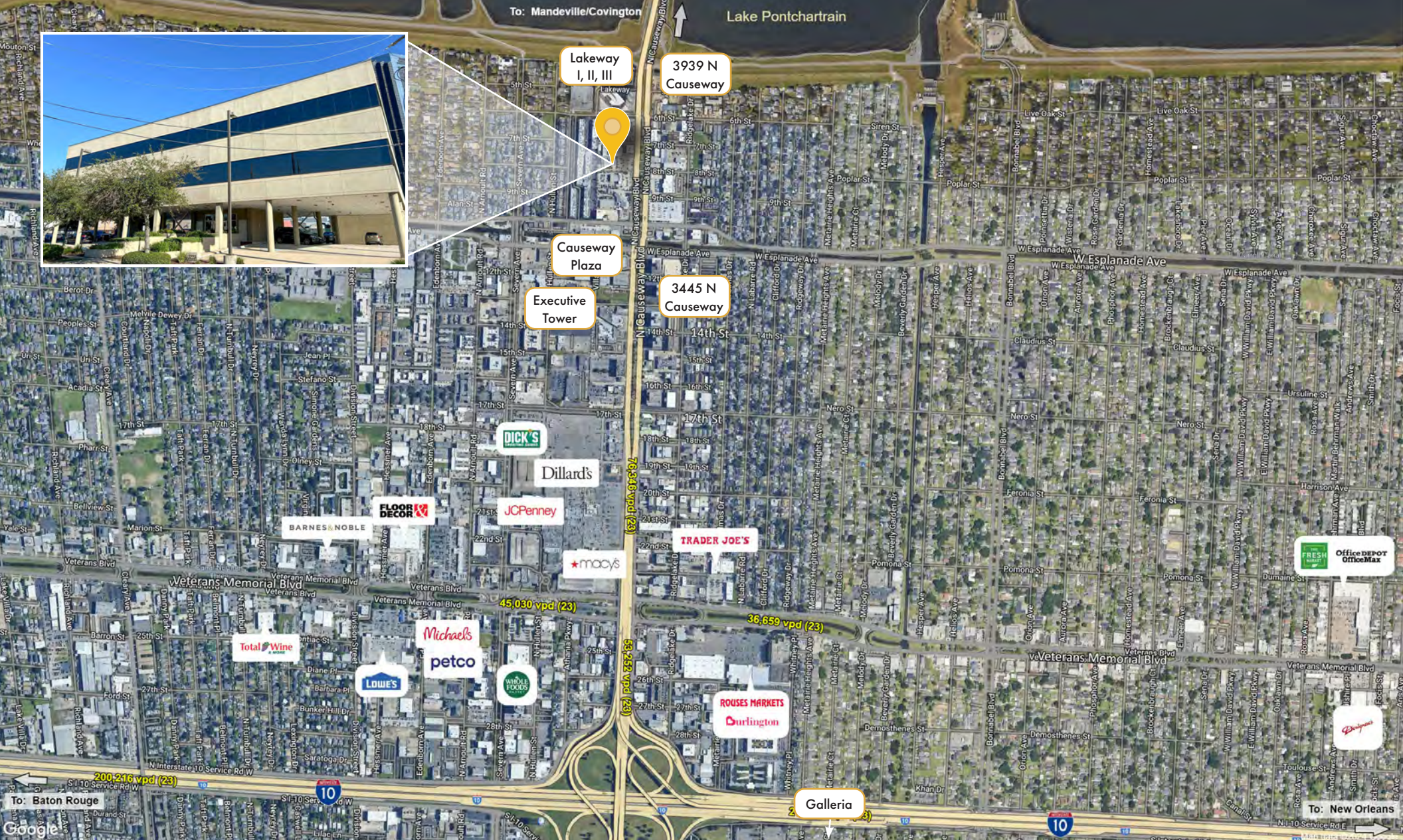
- » Desks and chairs
- » Couches
- » Conference room table, chairs, and television
- » Computers
- » Copiers
- » Kitchen appliances



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