

The Barnes Building

AVAILABLE FOR SALE

TALBOT
REALTY GROUP



This offering is The Barnes Building located in the Old Financial District of the New Orleans Central Business District. The building was part of the Hancock Whitney Bank headquarters complex. The building is located two blocks from the historic French Quarter and within walking distance to world famous restaurants, major hotels, music venues, Caesar's Casino, The Aquarium of the Americas, Canal Place Shopping Mall, and the Mississippi River.

LOCATIONS: 201 Camp Street (Barnes Building)
New Orleans, LA 70130

SALE PRICE: \$2,975,000

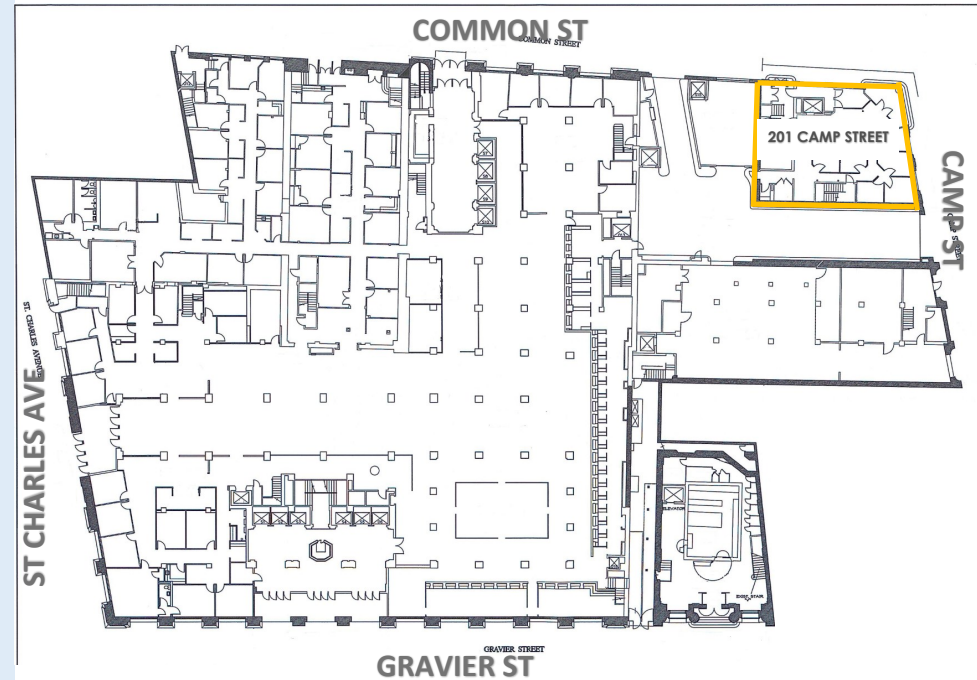
SIZE: 15,658 Square Feet

ZONING: CBD-1, Core Central Business District
<https://czo.nola.gov/article-17>

COMMENTS: This office building needs to be “separated” from the main building complex in regard to access and building services. This property is located in an Opportunity Zone. There is also the possibility to purchase the upper floors of the adjacent building consisting of 22,483 square feet.

The information in this brochure has been obtained from sources believed reliable. While we do not doubt its accuracy we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisor. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

PROPERTY OVERVIEW



FOR MORE INFORMATION CONTACT:

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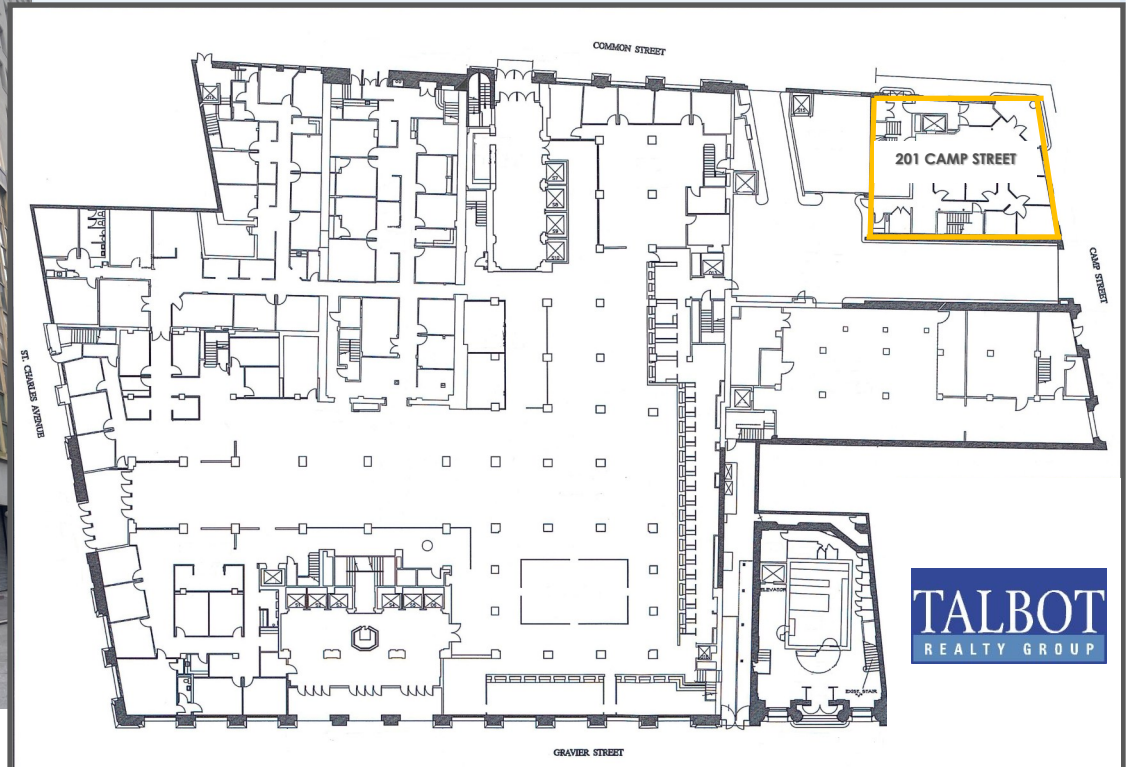
201 CAMP STREET

NEW ORLEANS, LA

201 Camp Street is located at the corner of Camp and Common Streets. This office building consists of six floors, including a fully functional mezzanine located between the first and second floors. The building has a single elevator and two staircases.

PRICE: \$3,500,000

SIZE: Total Square Feet: 15,658 Square Feet
Mezzanine: 1,818 Square Feet
1st Floor: 2,672 Square Feet
2nd - 5th Floors: 2,792 Square Feet (Each)

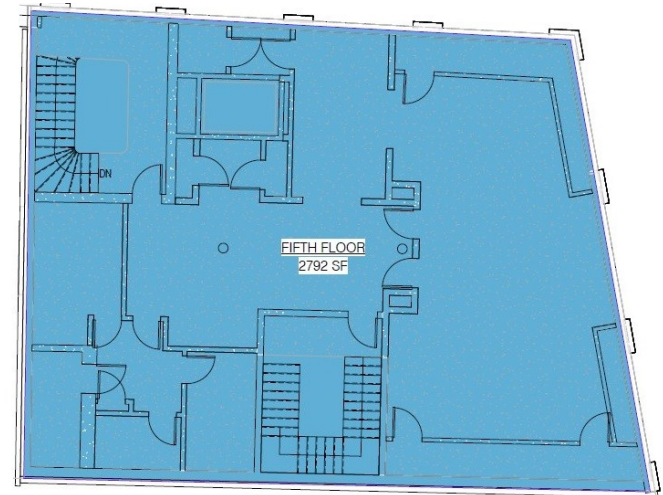
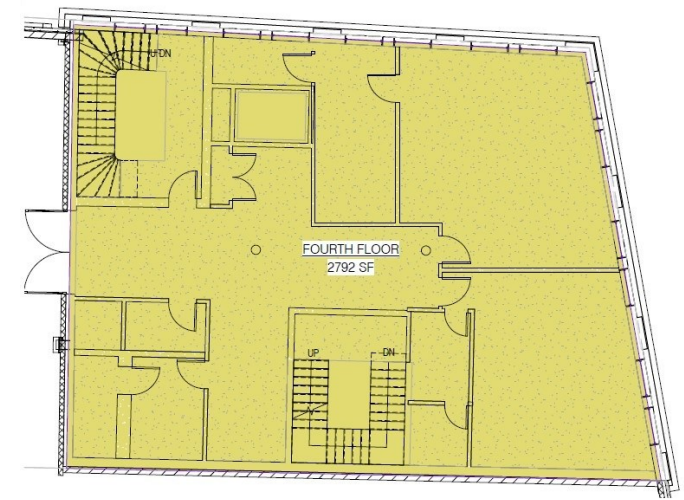
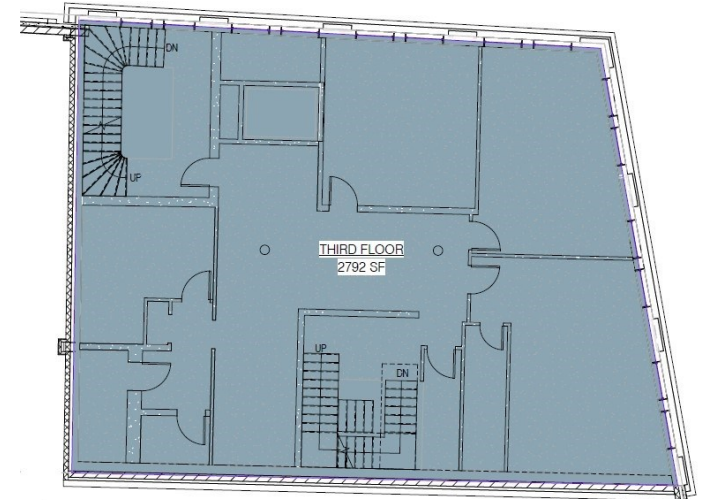
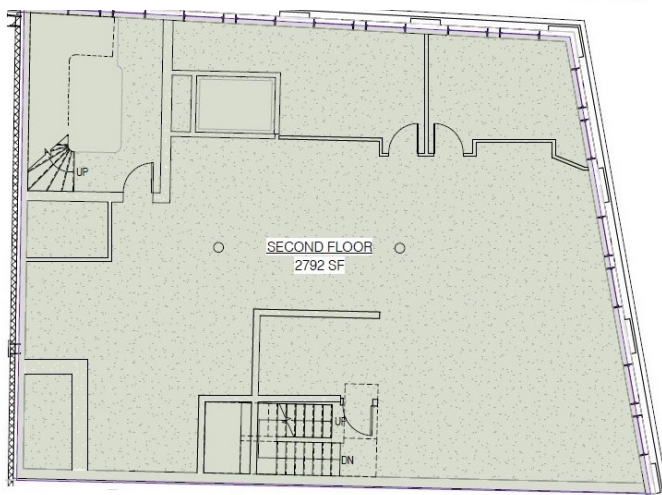
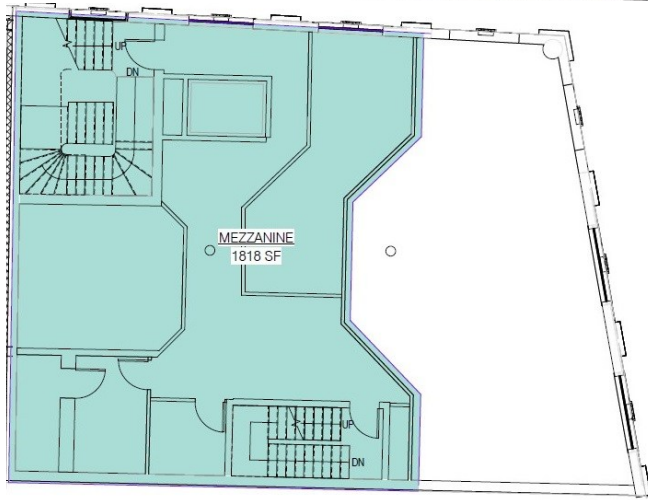
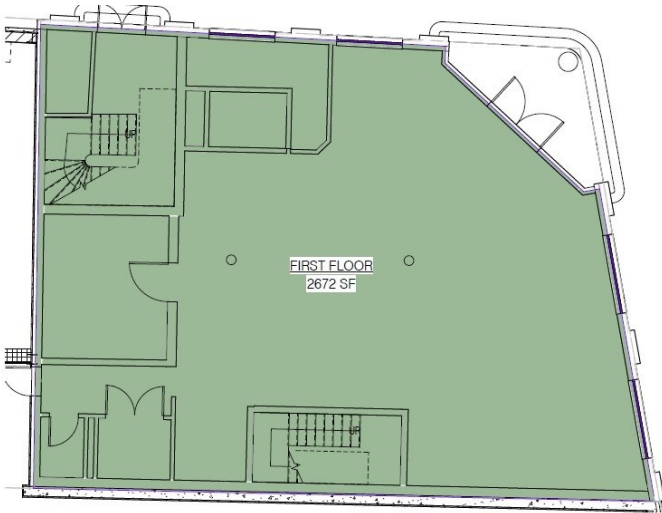


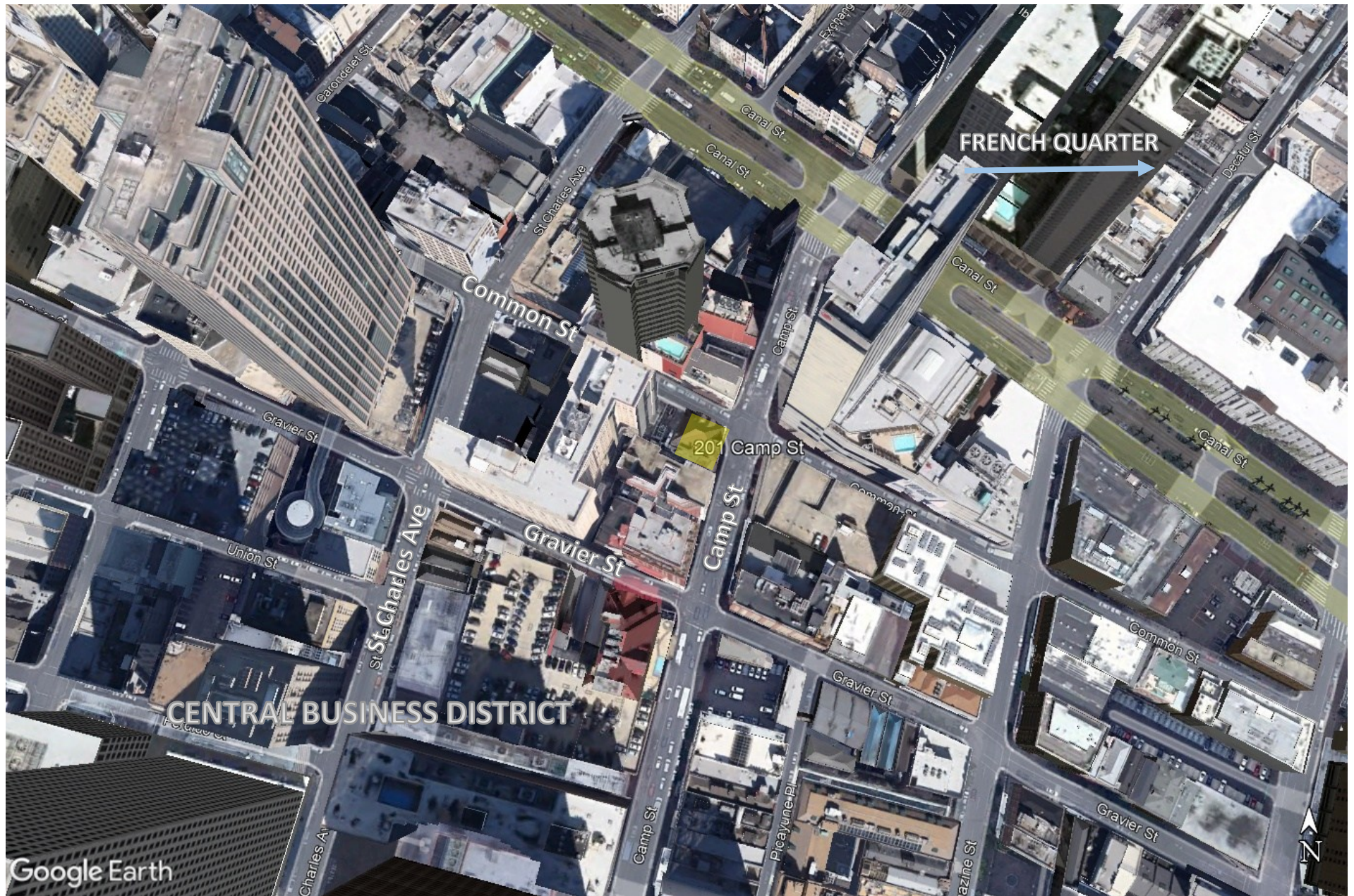
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NEW ORLEANS, LA



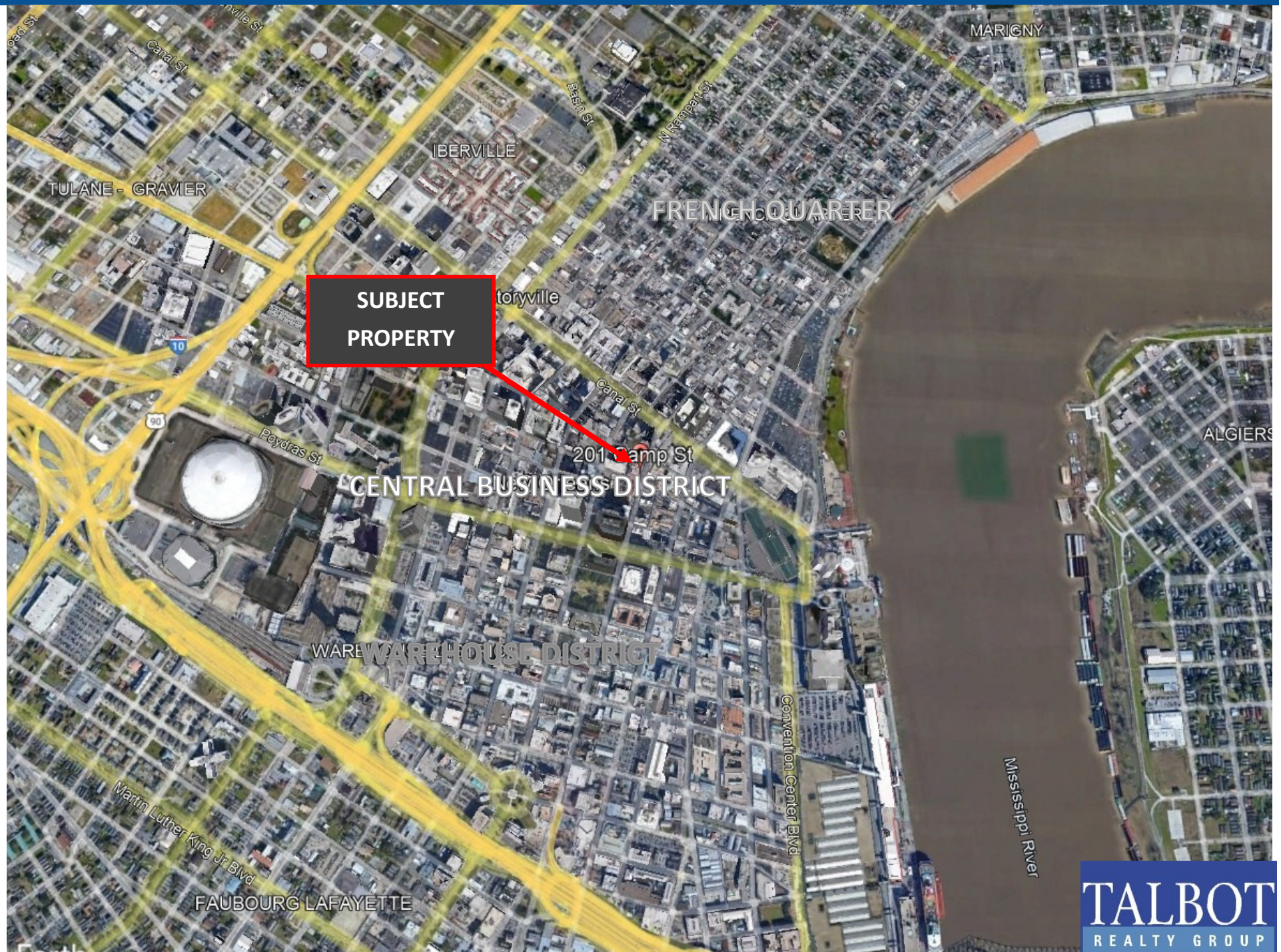
201 CAMP STREET
FLOOR PLANS





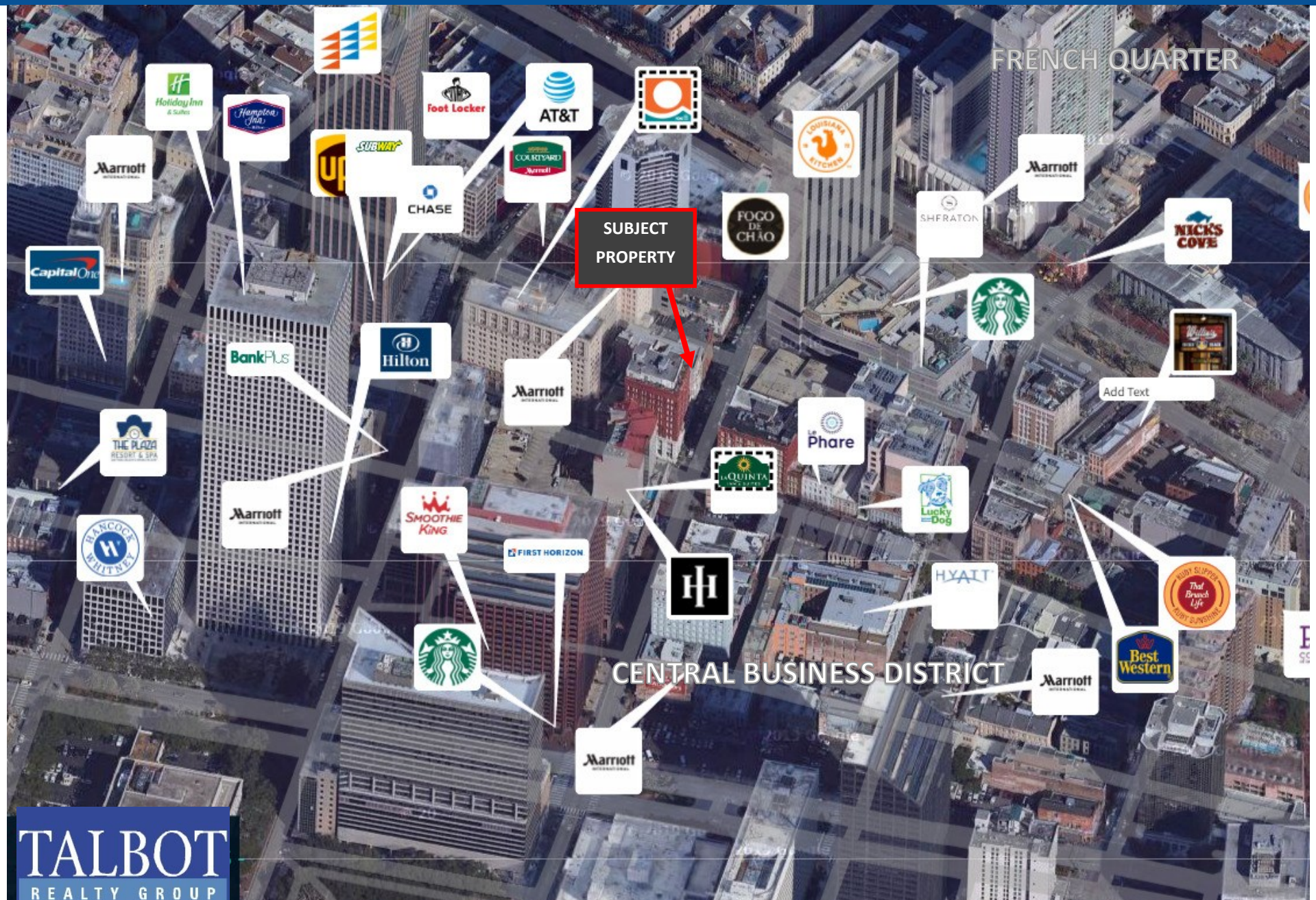
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POINTS OF INTEREST

201 Camp Street

New Orleans, LA

