

# COMMERCIAL BUILDING FOR SALE

4243 CANAL ST, NEW ORLEANS, LA 70119



THE  
**PICOLO**  
—Group—

**4243 CANAL ST**

New Orleans, LA 70119

**COMMERCIAL  
BUILDING FOR  
SALE**

Listing Agent

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**kw NEW ORLEANS**  
KELLER WILLIAMS. REALTY

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NEW  
ORLEANS, LA 70118  
504-862-0100



# PROPERTY SUMMARY



**ADDRESS** - 4243 Canal Street, New Orleans, LA 70119

**PROPERTY TYPE** - Commercial, Auto Repair

**ZONING** - HU-MU Historic Urban Neighborhood Mixed-Use District,

Mid-City Historic District

**LOT SIZE** - 57x120x100

**TOTAL SQUARE FOOTAGE** - 4,906 sqft

**OFFICE SPACE** - 1,945 sqft, Two Levels

**WORK AREA AND STORAGE** - 2,960 sqft

**BAY DOORS** - 6

**PARKING** - 8 Spaces

# PROPERTY SUMMARY



**DESCRIPTION** - Prime location property offers an excellent opportunity for automotive entrepreneurs looking to establish or expand their business in the heart of New Orleans. Located on historic Canal Street, this spacious auto repair shop boasts a total of 4,906 square feet, comprising 1,945 square feet of office space distributed over two levels and a generous 2,960 square feet of work area and storage. This property presents an incredible opportunity to establish a thriving automotive business in a

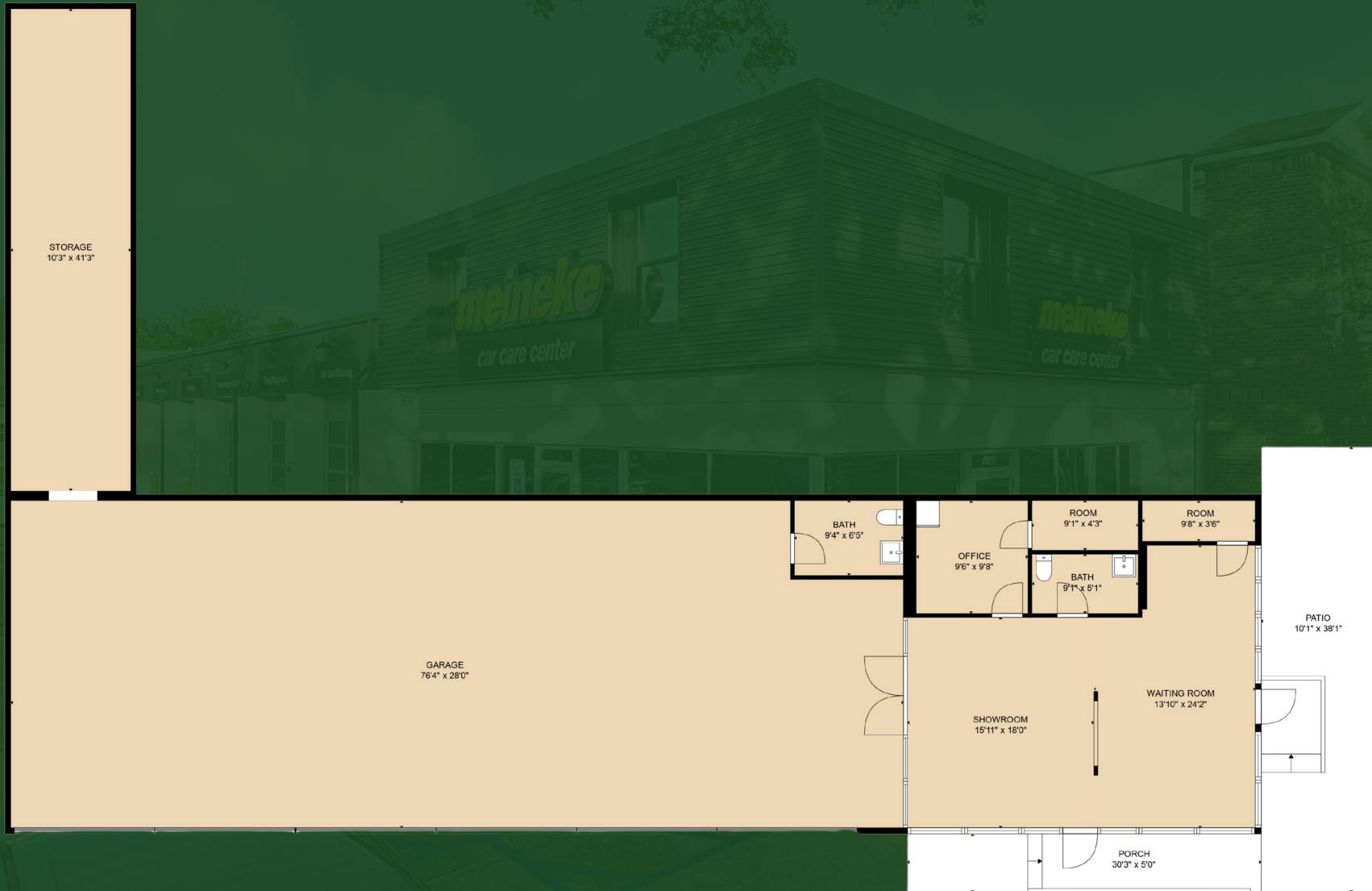
## FEATURES

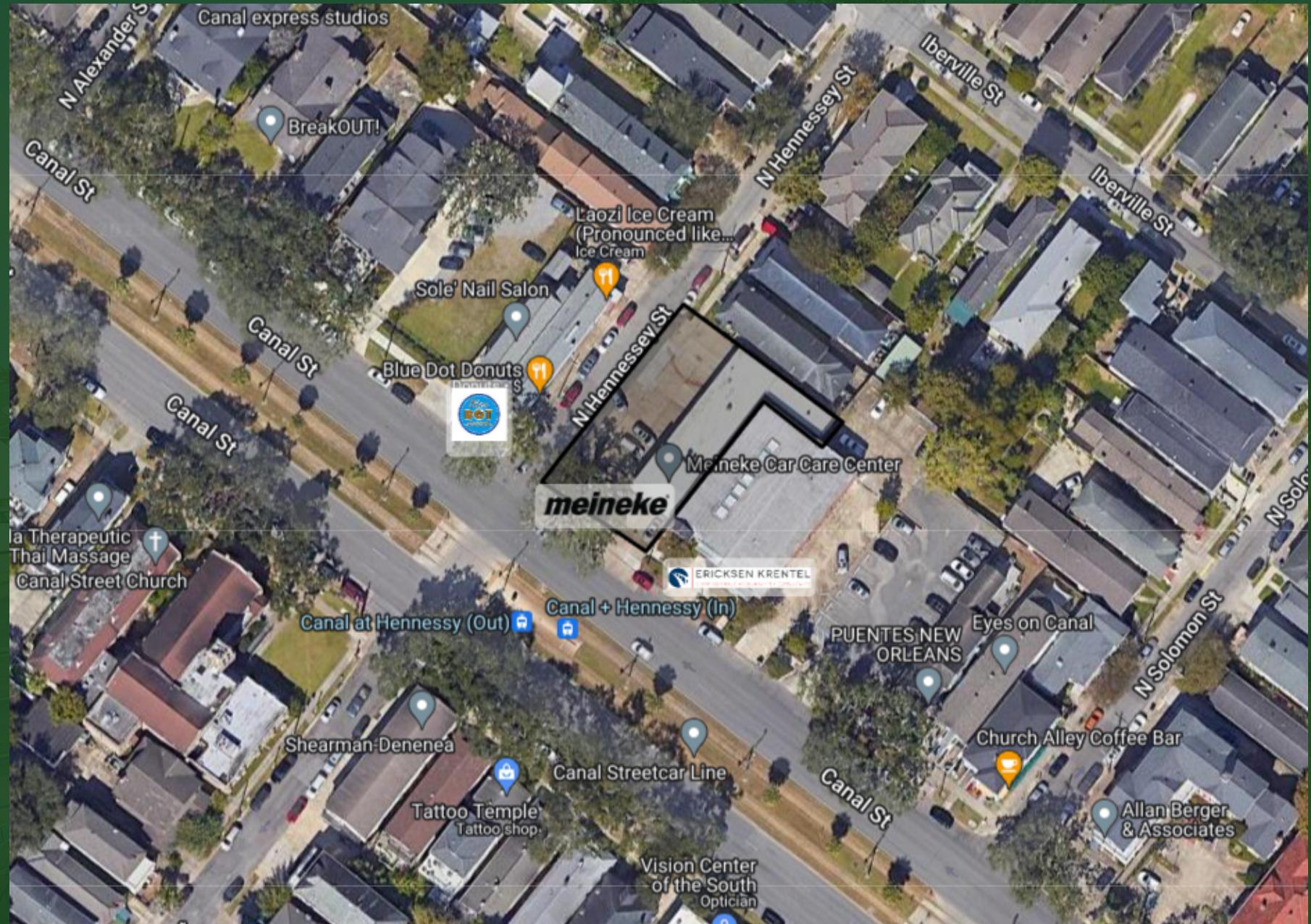
location with significant traffic flow. Whether you're in the market for a spacious garage and or a multifunctional automotive facility, this property can accommodate your needs.

- Ample office space available upstairs and downstairs, providing dedicated areas for administrative tasks, customer service, and employee facilities.
- Eight convenient parking spaces directly outside the retail space ensure easy access for both staff and customers.

**LOCATION** Canal Street is a commercial and, boasting proximity to various Orleans automotive providers, this property offers a unique blend of accessibility and accessibility. The property's central location offers proximity to residential neighborhoods, businesses, and major transportation routes.

# FLOOR PLAN

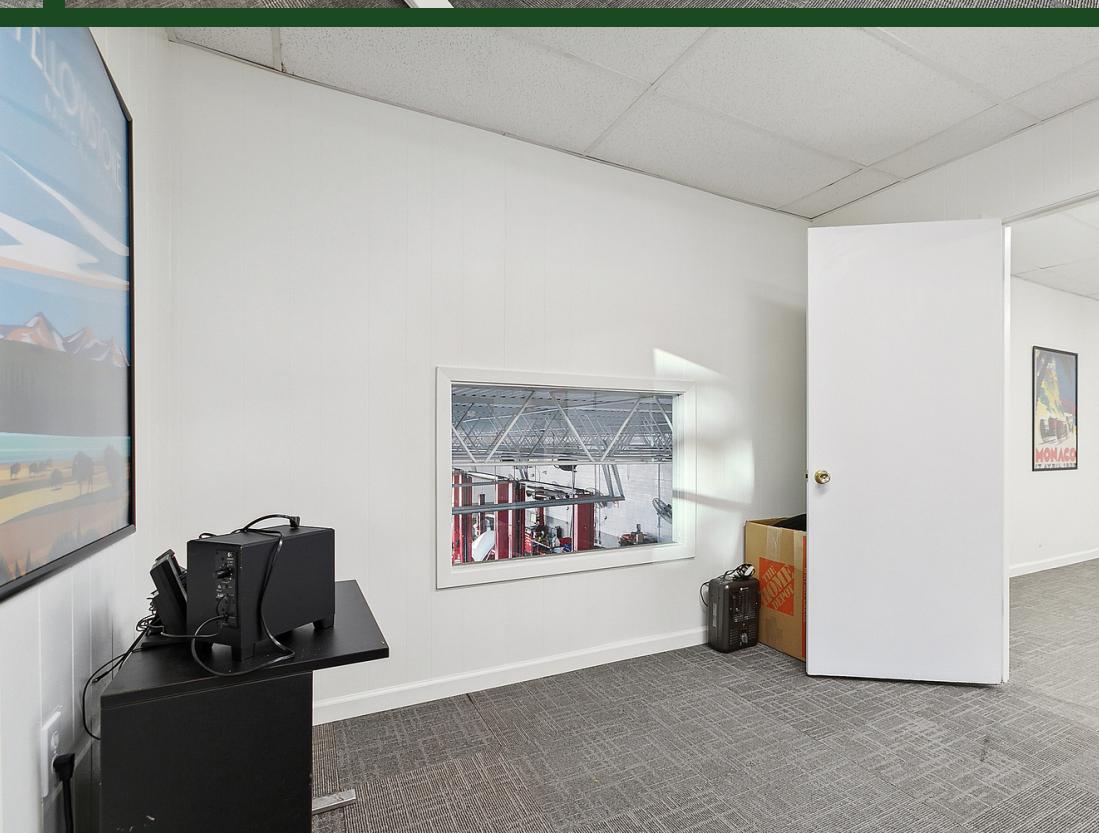




# PHOTOS



# PHOTOS





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EXCLUSIVELY LISTED BY

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