

# For Lease

## Outstanding Mid City Location

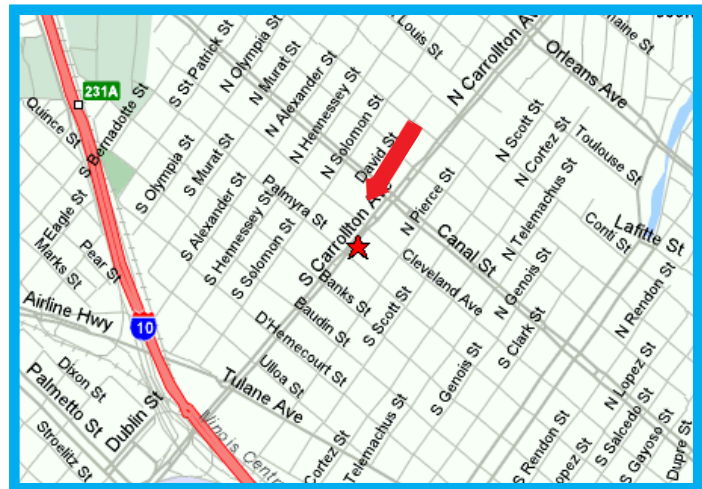


### 4640 S. Carrollton Avenue

New Orleans, Louisiana

- **Office Space Available for Lease**  
682 to 3,474 rsf on 2<sup>nd</sup> floor
- Beginning at \$16.50 prsf \*  
Includes janitorial, pro-rata share of taxes, insurance, utilities and CAM charges.
- Individual exterior and interior offices are also available for short-term lease with shared conference and kitchen facilities. Rates begin at \$350.00 per month.
- Operating Hours - Monday - Friday, 8:00 am - 6:00 pm. After hours available at cost.
- Parking is available in rear and side lots at no additional cost.
- Zoned B-1 (neighborhood business district).
- Minimum term - three (3) years.
- Executive office available beginning at \$600 \* per month.  
\* price subject to change depending on tax, concession and market rent.

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