

Historic Office Building for Sale

739 S CLARK STREET, NEW ORLEANS, LA 70119



Located at 739 S Clark Street in New Orleans' Mid-City area, the property is positioned near the city's expanding medical, bioscience, and institutional corridor. The site offers convenient access to major employment and demand drivers including the BioDistrict New Orleans, LSU Health Sciences Center, Tulane medical facilities, VA Medical Center, Xavier University, and the New Orleans CBD. The surrounding area includes a mix of office, medical, institutional, residential, and adaptive reuse properties, creating a strong setting for professional office users seeking proximity to downtown New Orleans while maintaining the convenience of on-site parking. BioDistrict New Orleans is focused on growing the city's bioscience and healthcare economy, and the district spans the Downtown and Mid-City areas.



Highlights:

- Historic New Orleans office property originally constructed around 1860 and extensively renovated in 2004, blending historic character with modern convenience.
- Approximately 14,981 SF across three floors on approximately 25,222 SF of land.
- Large atrium with abundant natural light and dramatic architectural features.
- 22 private offices, open work areas, reception area, and 4 breakrooms.
- 31 on-site parking spaces, a rare advantage for an urban New Orleans office property.
- Two overhead doors providing added flexibility for operations, storage, or service access.
- MU-2 zoning supporting a range of mixed-use possibilities.
- Located near the BioDistrict, LSU Health Sciences Center, VA Medical Center, Xavier University, and Downtown New Orleans.
- Ideal for owner-user, professional office, creative office, medical-adjacent, nonprofit, institutional, or adaptive reuse users.
- Purchase Price: \$1,850,000

Demographics

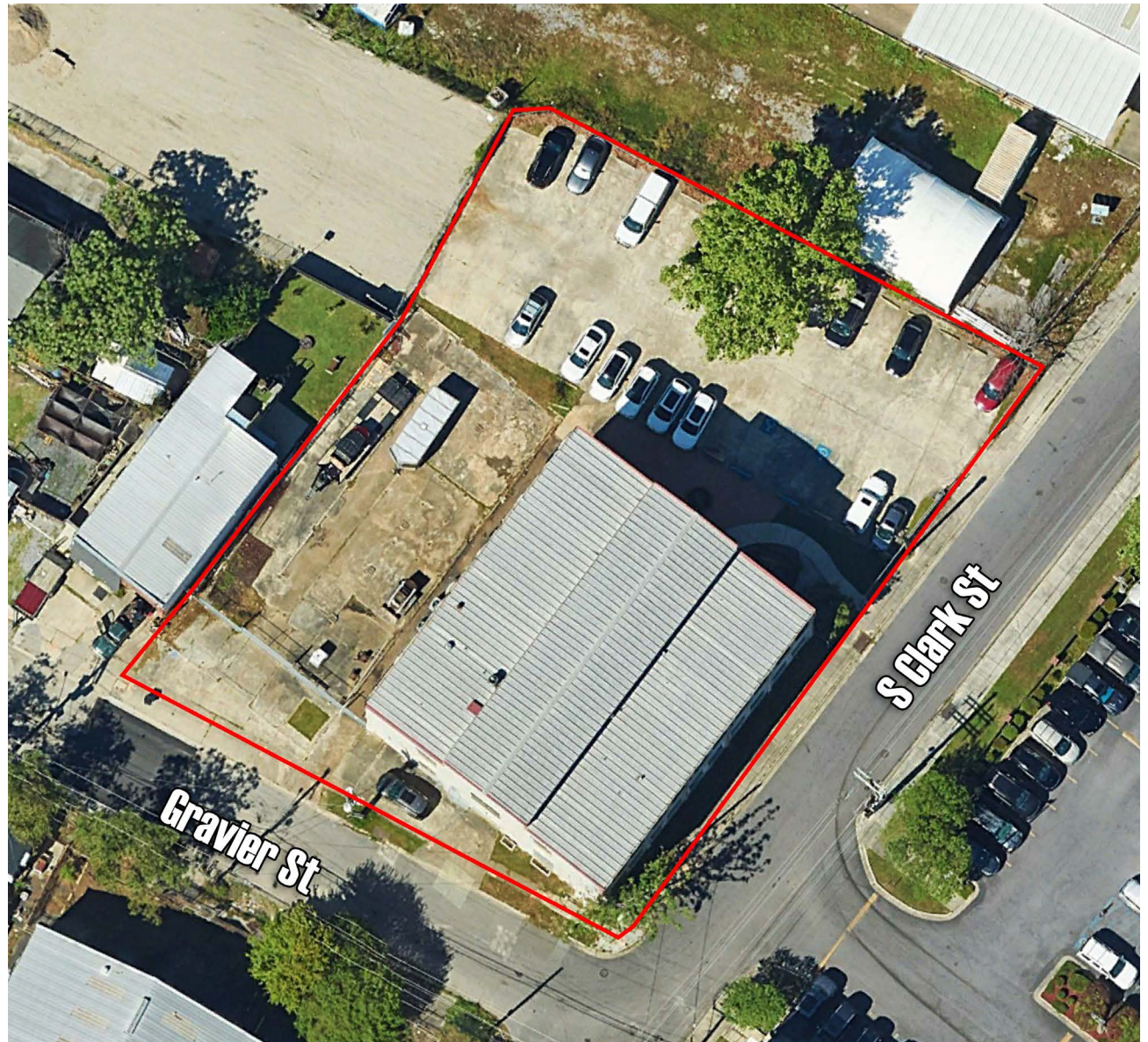
	1 Mile	2 Miles	3 Miles
2025 Population	25,044	86,859	178,517
Daytime Population	30,745	119,055	271,152
Average HH Income	\$82,434	\$92,870	\$112,273

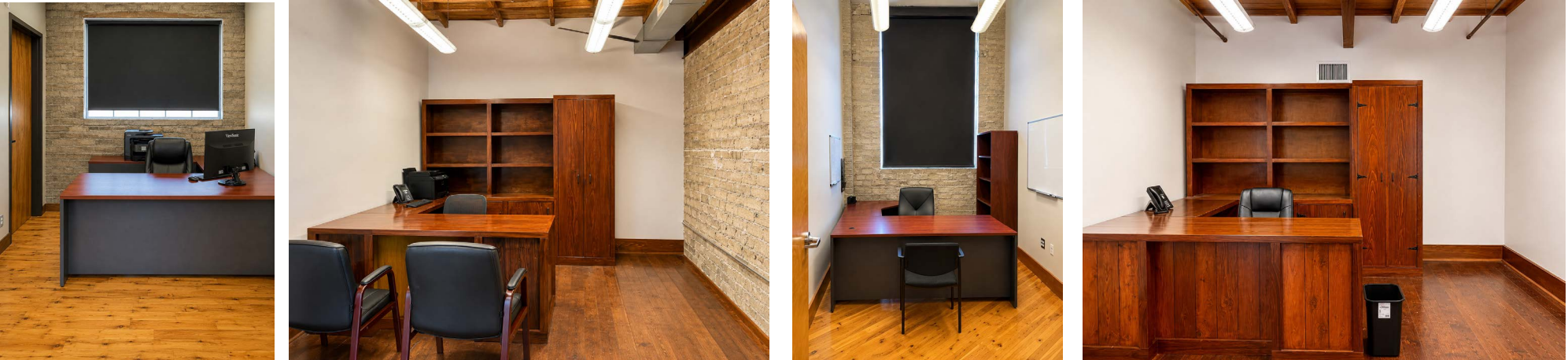
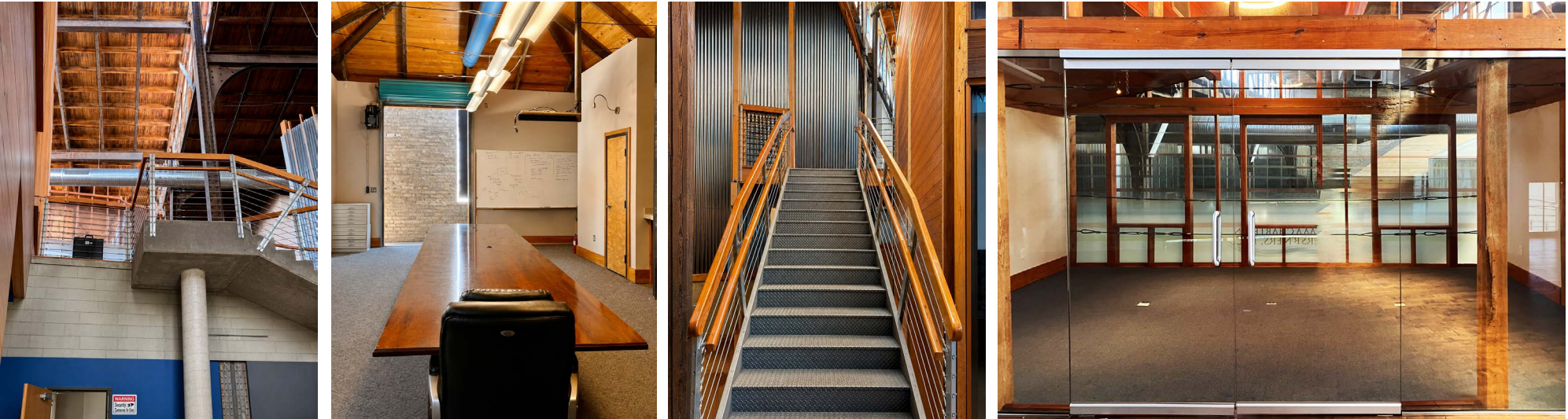
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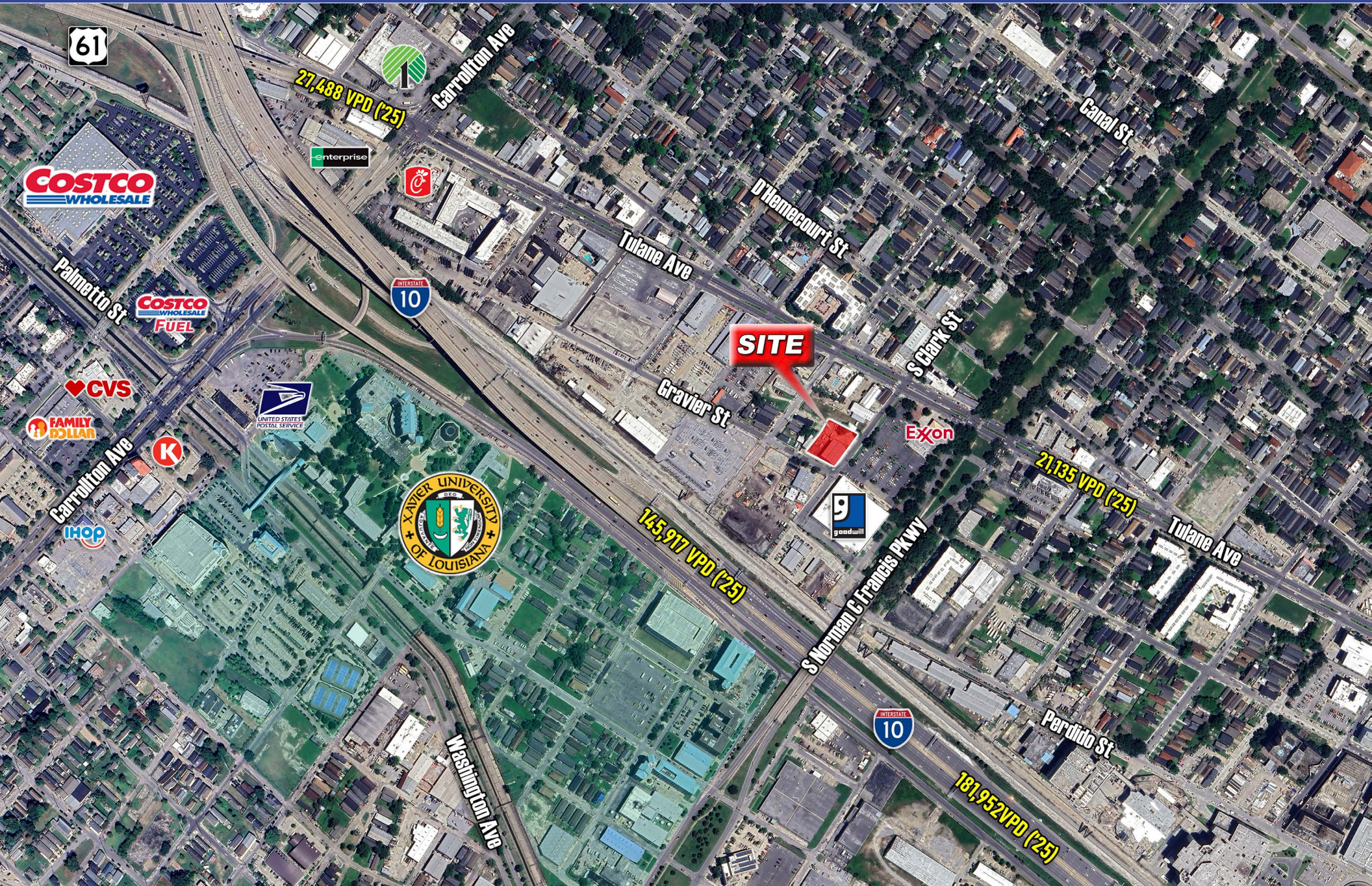
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Property Description:

739 S Clark Street presents a rare opportunity to acquire a distinctive historic office property with character, scale, and functional on-site parking in New Orleans. Originally constructed around 1860 and extensively renovated in 2004, the building blends historic architectural detail with modern office utility. The property features approximately 14,981 square feet across three floors, on 25,222 square feet of land. The building has a large atrium, exposed ironwork, abundant natural light, and a dramatic central staircase with a large plumbob feature suspended from the third floor. With 31 parking spaces, the property is well-suited for an owner-user, professional services firm, creative office, medical-adjacent use, or institutional user seeking a turn-key office environment with a memorable identity.







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