

1002 ESPLANADE CONDOS

1002 ESPLANADE AVENUE | NEW ORLEANS, LOUISIANA 70116

Five condominium residences in an 1836 French Quarter landmark, restored for modern living.

SIGNATURE RESIDENCES

UNIT	PRICE	LIVING	BEDS	BATHS	FEE	HIGHLIGHT
101	\$1,000,000	1,601 SF	2 BR	1.5 BA	\$534/mo	First-floor; courtyard
201	\$1,100,000	1,325 SF	2 BR	2 BA	\$479/mo	Wraparound gallery
301	\$1,100,000	1,389 SF	2 BR	2 BA	\$497/mo	Top-floor; gallery

ADDITIONAL RESIDENCES

UNIT	PRICE	LIVING	BEDS	BATHS	FEE	HIGHLIGHT
202	\$200,000	329 SF	Studio	1 BA	\$128/mo	Burgundy St balcony
302	\$250,000	642 SF	Studio+Loft	1 BA	\$202/mo	Balcony + loft

BUILDING AT A GLANCE

Historic origin: 1836 | **Effective renovation year:** 2026

Five total condominium residences

In-unit laundry; cats and dogs allowed

No elevator; no dedicated parking

Condo fees include common-area maintenance and exterior insurance

Short-term rentals are not permitted in the French Quarter

Condo documents available after contact information is provided

SCHEDULE A PRIVATE SHOWING

Contact The Shedlock Group directly at TheShedlockGroup@gmail.com or 504.419.8892.

Brokerage: FQR Realtors | 1041 Esplanade Ave., New Orleans, LA 70116 | 504.949.5400 | Licensed in Louisiana.
504.949.5400 is the FQR Realtors office number. Private showing requests should be directed to The Shedlock Group using the contact information above.

Information deemed reliable but not guaranteed. Buyers should independently verify property information, condominium documents, rules, fees, measurements, and permitted uses.