

1014 N. Rampart St.  
New Orleans, LA 70116  
**FOR SALE OR LEASE**



OFFERING MEMORANDEM

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# Property Highlights

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**Talbot Realty Group** is pleased to present 1014 N Rampart St. in the French Quarter of New Orleans. 1014 N Rampart, formerly known as “Bijou Restaurant & Bar,” is a historic cottage recently transformed into a luminous, modern bar and dining establishment in New Orleans’s world-famous French Quarter. The area is a popular destination for tourists and locals alike, delivering the highest foot-traffic counts in the city.

## Deal Points

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- Turnkey restaurant & bar
- Seating: 134 indoor + patio
- Approx. 2,431 sf + patio
- Newly renovated (3 years)
- Furnished and available now
- Includes FFE & restaurant supply
- Owner financing and Lease purchase options available.
- Contact broker for pricing

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# Property Photos



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CENTRAL BUSINESS DISTRICT (CBD)

FRENCH QUARTER

1014 N Rampart

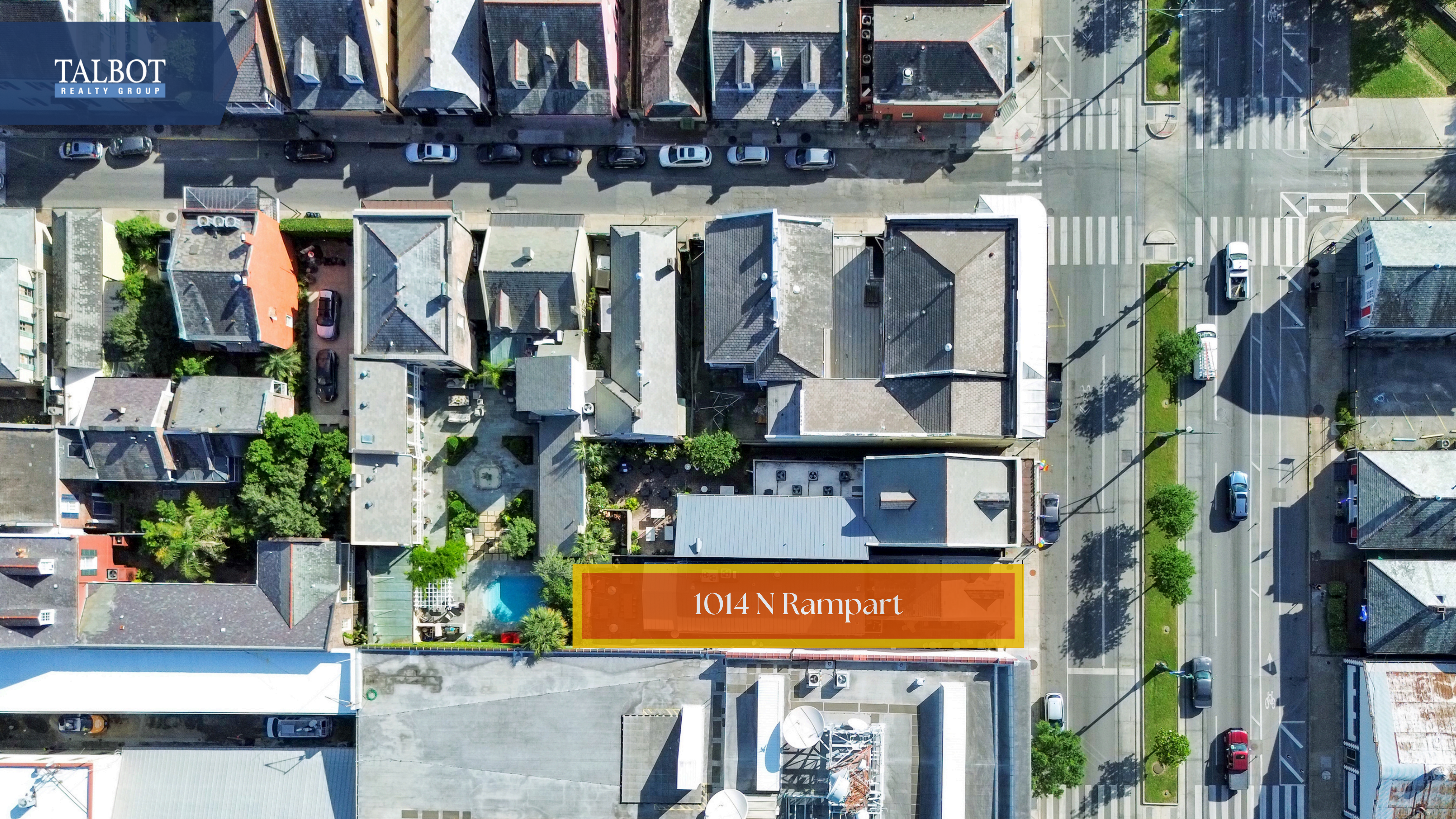
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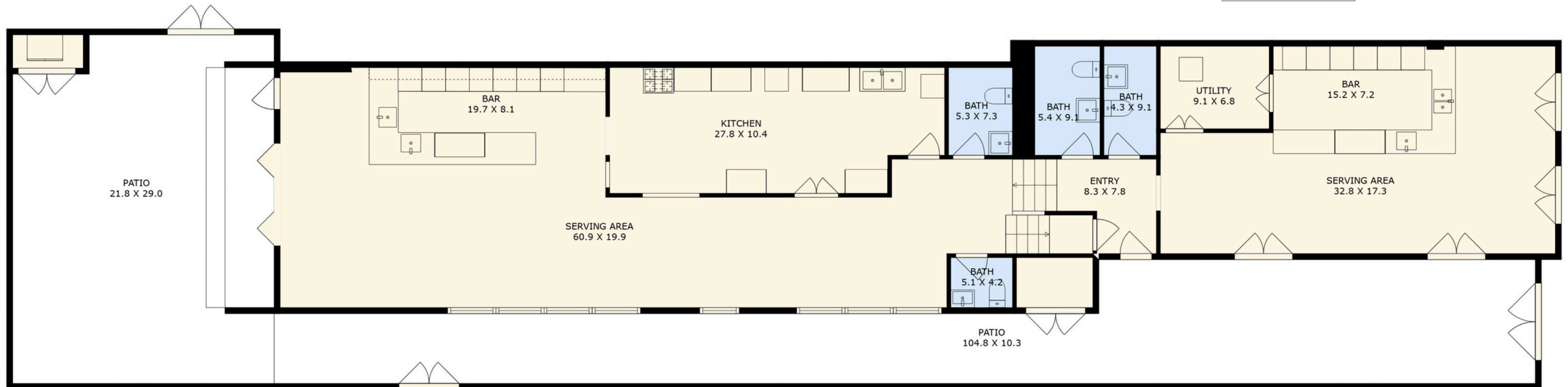
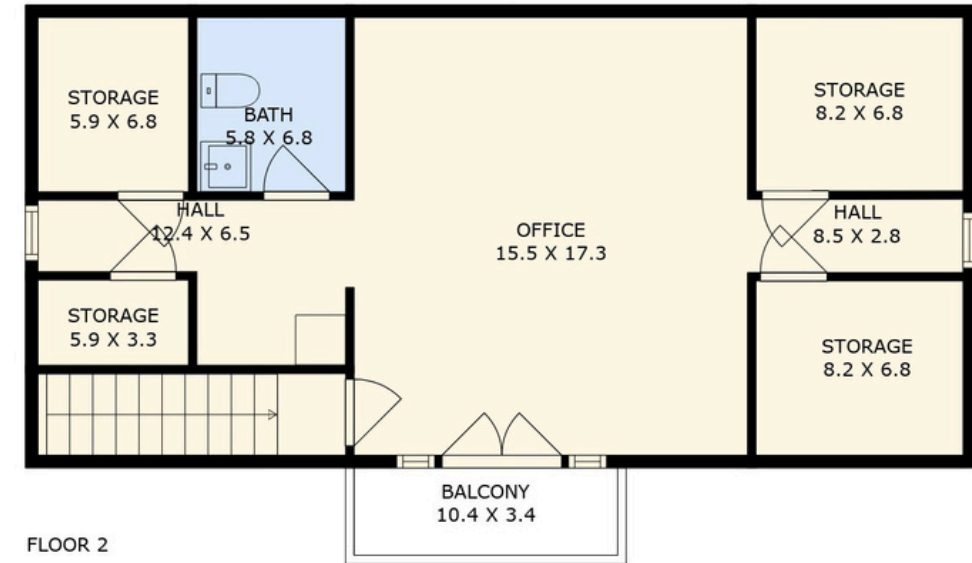
1014 N  
RAMPART

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1014 N Rampart



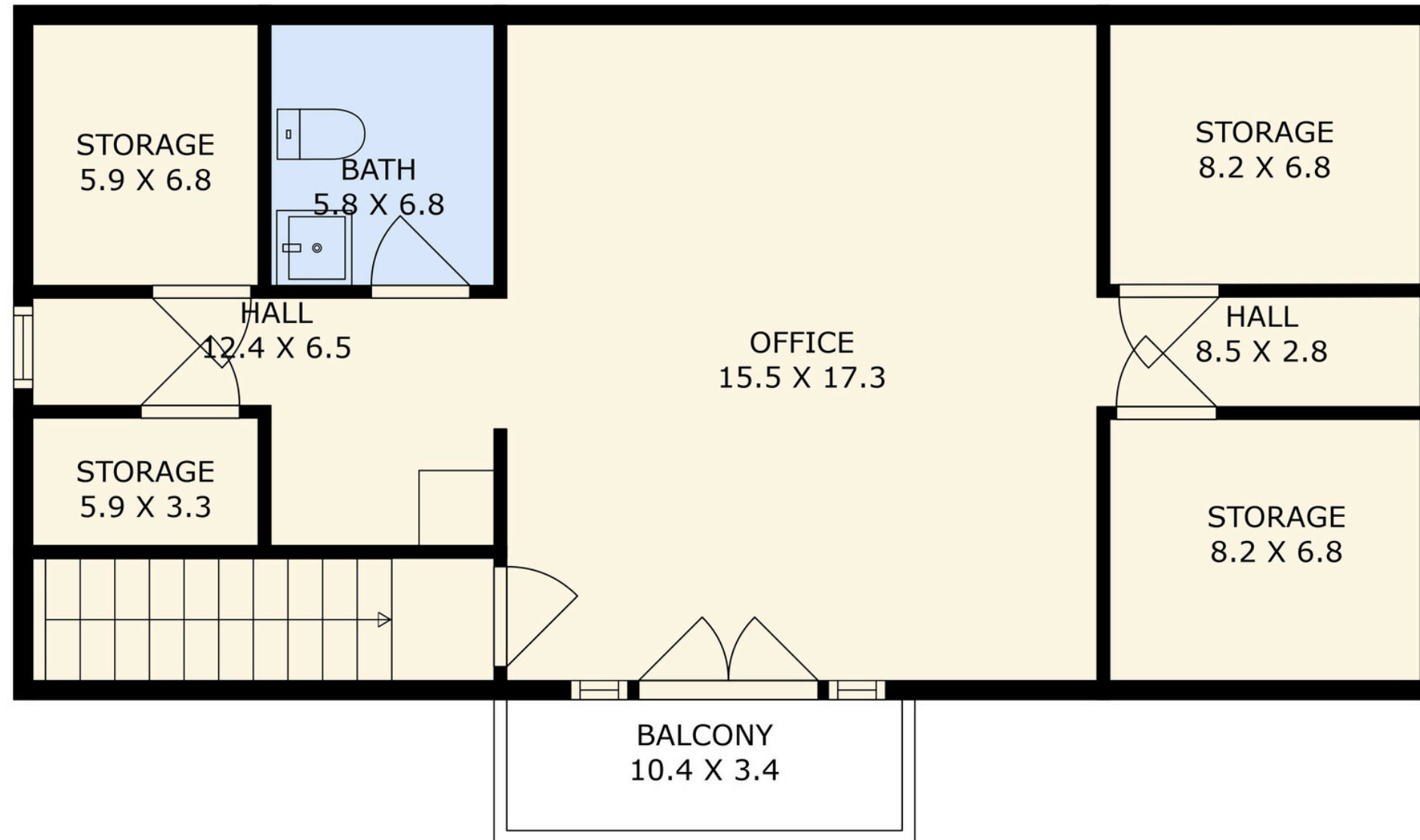
# Floor Plan



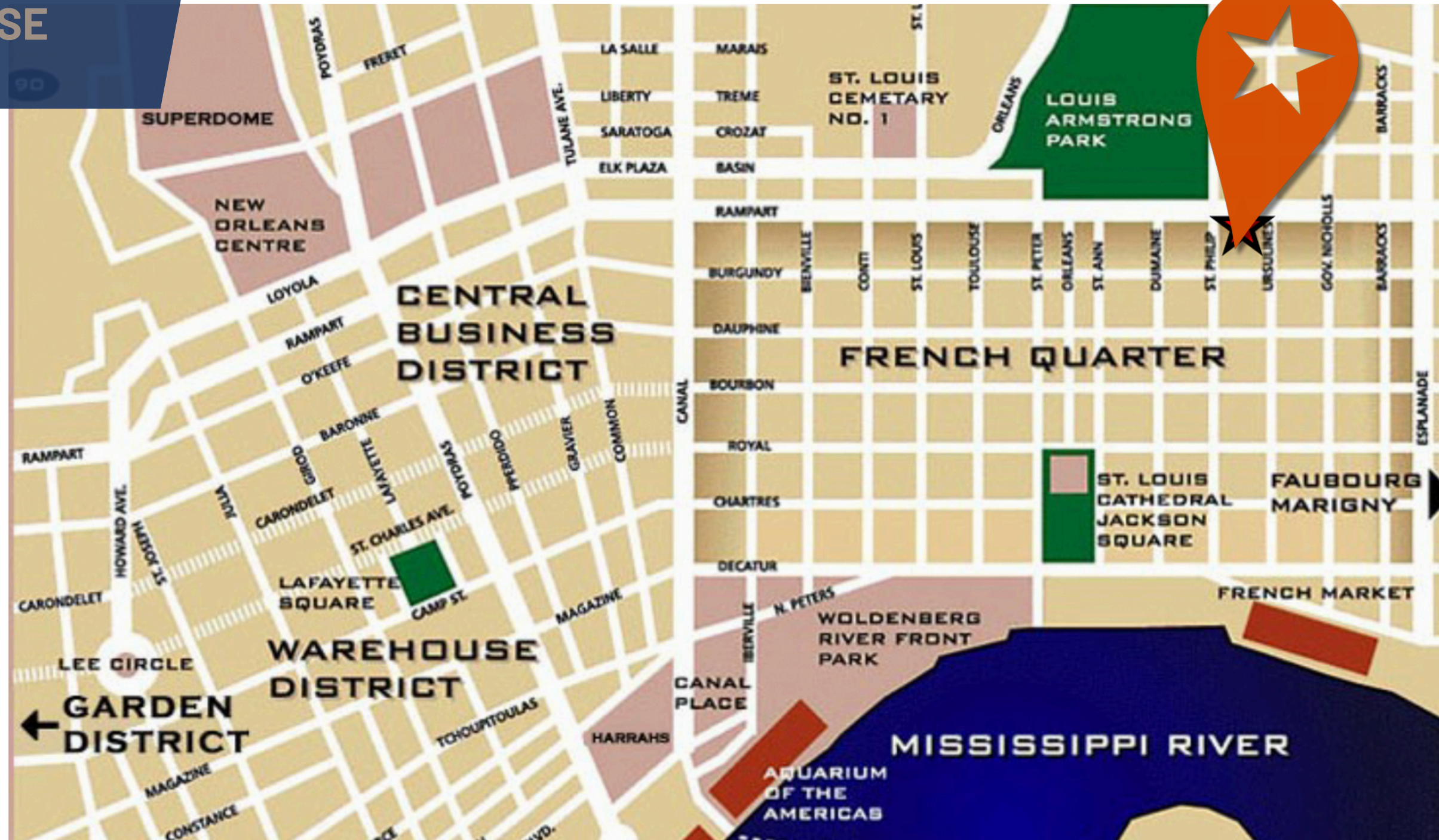
# 1st Floor



# 2nd Floor



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