

**1830 Louisa St**  
New Orleans, LA 70117

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**MLS# 2025017394**



**\$250,000**

**1,798 Sqft**

Welcome to 1830 Louisa Street, a beautifully updated duplex in the vibrant St. Claude/Bywater area offering comfort, income potential, and New Orleans charm. Unit A features a spacious four-bedroom, two-bath layout with open living and dining areas, stylish updates, and a well-appointed kitchen. Unit B is a versatile efficiency suite with an open bedroom layout, private kitchenette, and modern bathroom with stand-up shower ideal for rental income, guests, or extended family. The property is currently tenant-occupied, providing immediate income for investors while offering flexibility for future use. Located just minutes from Crescent Park, the Marigny and Bywater arts districts, and the French Quarter, this home blends updates, character, and investment opportunity in one of the city's most dynamic neighborhoods.



**Shemika Mayfield**

Phone: (225) 892-6500

Keller Williams Realty-First Choice

For full listing details, please scan:

