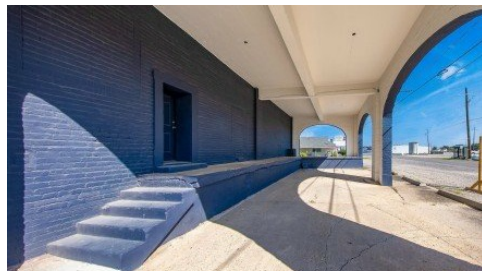


700 Saint Patrick St
Thibodaux, LA 70301

 **LOGO** COMING
SOON

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MLS# 2025019130



\$715,000

9,112 Sqft

There's a certain kind of magic in buildings with history and the Ice House on St. Patrick Street has plenty of it. Originally home to the Crystal Ice & Cold Storage Company, this two-story Thibodaux landmark has been beautifully refreshed and is ready for its next chapter. With over 9,000 square feet of space, the property offers solid concrete construction, wide-open interiors, and striking architectural details that give it character and versatility. The first floor is bright and open, ideal for retail, restaurant, office, or entertainment use. Upstairs, the unfinished second level is a blank canvas perfect for creative development, loft-style space, or future expansion. The property features a roof with Shield Tech coating and a flat rooftop bordered by a three-foot parapet wall, offering an exciting opportunity for a rooftop terrace, event space, or bar with a view that stretches across the city and connects you to the pulse of Thibodaux. Additional highlights include fresh exterior paint, restored brickwork, updated systems, and parking in the front, back, and side of the building. Zoned C-2, the Ice House offers flexibility for a variety of commercial uses. A timeless structure with modern capability this is where history meets opportunity.



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