

CAUSEWAY PLAZA

3510 N CAUSEWAY BLVD, 3230, 3300 & 3330 W ESPLANADE AVE | METAIRIE, LA

BUILDING FACT SHEET



GENERAL DESCRIPTION

- Owner: West Esplanade Causeway Associates LLC, a New York limited liability company
- Year Completed: 1981-1983
- Year Renovated: 2019-2020
- Rentable Area: 335,000 RSF

AREA AMENITIES

- Location: Centrally located in Metairie and minutes from restaurants, retailers, and the conveniences

ORIGINAL DESIGN & CONSTRUCTION

- Architect: Dessin Petit Inc.
- Frame: Metal/Steel Studs
- Exterior Finish: Concrete, Steel & Stucco

ADA COMPLIANCE

Building entrances, lobbies, elevators, and restrooms are all ADA compliant

HEATING, VENTILATION & AIR CONDITIONING

- Air conditioning: 9-100-ton chilled water loop air cooled chiller systems & 2-15 tons chilled water loop systems
- Hours of Operation: 6am-6pm Monday-Friday, 6am-1pm Saturday

CONSTRUCTION DETAILS

- Number of buildings: 4
- Number of floors: 6
- Typical floor size: Approx. 18,655 RSF
- Column Spacing: 30' x 35'
- Typical Slab Height: 1 st floor – 14' floor to floor, 2nd – 6th floors – 12' floor to floor
- Windows: Non-operable double-glazed mill-finished aluminum frames

TELECOMMUNICATIONS

Telephone and internet services are available through a variety of providers (Verizon, AT&T, Cox, Cogent, Lumin)

ELECTRICITY

- General: 480/277 volt and 208/120 volt, 3 phase, 4 wire. Electrical power is provided by Entergy Power Systems
- Electric Closets: Main electrical room on level 1; electrical riser closet on levels 1 through 6
- Distributions: Minimum 2 to 3 200 amp panels per floor

FIRE SAFETY

The building is equipped with the maximum fire safety coverage required for the State of Louisiana

PASSENGER ELEVATORS

- Number: 11

SECURITY

On site, uniformed guards, and card access

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Contact: Scott Graf | sgraf@corp-realty.com | (504) 233-2108
Corporate Realty | (504) 581-5005