



residence josephine

2100 saint thomas st new orleans la

Contemporary 2 BR / 2 BA Condominiums
located where the Irish Channel meets the Lower Garden District

Experience the excitement of
New Orleans while enjoying a
brand new home with
incredible amenities!

www.residencejosephine.com



Development Features

- Beautiful outdoor living room with pool, patio, and covered pavilion
- In-unit features include professional interior design, quartz countertops, GE SLATE series appliances, LED lighting, tile bathrooms with glass enclosures and in-unit washer/dryers
- On-site gated and assigned parking lot
- Wireless video security system and state-of-the art fire alarm and sprinkler system
- Condominium dues (starting at \$263.17 monthly) include water costs, property maintenance, landscaping, insurance, pest control and reserve funds, among other inclusions
- Complete furnishing packages available for purchase through Melancon Ortega Designs
- Two dedicated-ADA units

The McEnery Company
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www.mceneryco.com
live@residencejosephine.com





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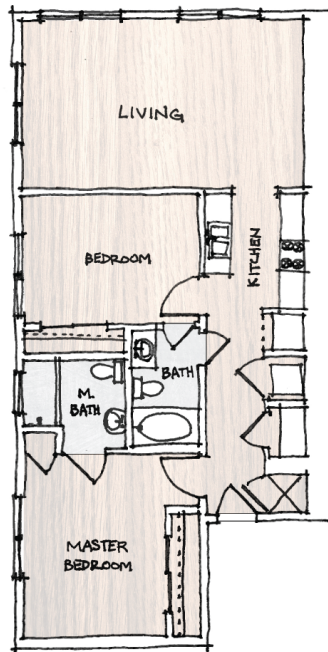




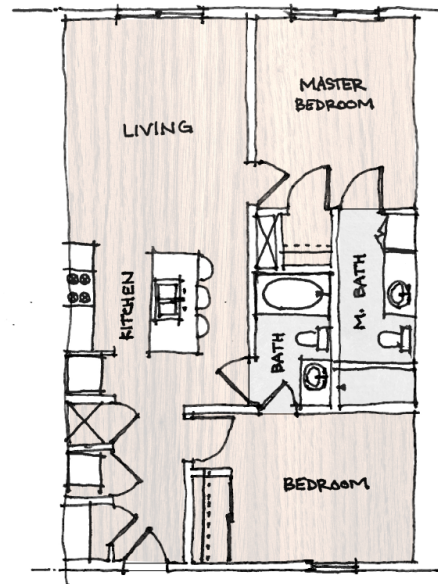
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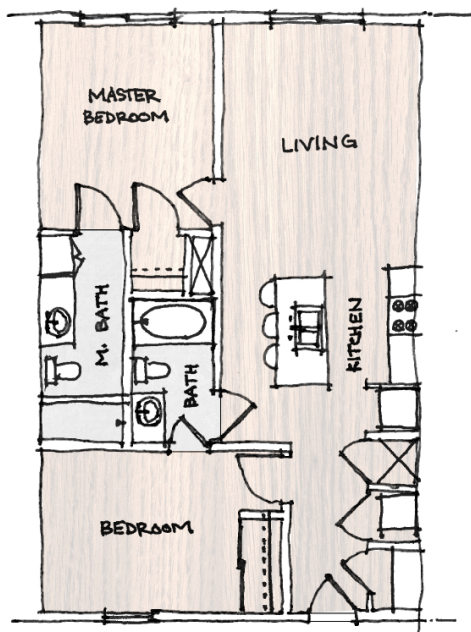
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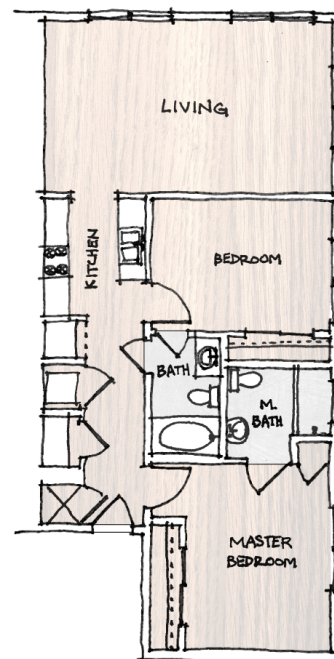
UNIT TYPE A



UNIT TYPE B



UNIT TYPE C



UNIT TYPE D



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Residence Josephine Price/Availability List						
Unit #	Position	Size (SF)	Price per SF	List Price	Condo Dues	Status
101	Corner	957	\$244.51	\$234,000	\$271.35	PENDING
102	Interior	948	\$252.11	\$239,000	\$263.17	PENDING
103	Interior	948	—	—	—	SOLD
104	Interior	947	—	—	—	SOLD
105	Interior	948	—	—	—	LEASED
106	Interior	948	\$252.11	\$239,000	\$263.17	PENDING
107	Corner (River)	957	—	—	—	LEASED
201	Corner	959	—	—	—	SOLD
202	Interior	948	\$256.22	\$242,900	\$263.17	Available
203	Interior	948	\$256.22	\$242,900	\$263.17	Available
204	Interior	947	\$256.49	\$242,900	\$263.17	Available
205	Interior	948	\$256.22	\$242,900	\$263.17	PENDING
206	Interior	948	\$256.22	\$242,900	\$263.17	Available
207	Corner (River)	959	\$280.50	\$269,000	\$271.35	Available
301	Corner	959	—	—	—	SOLD
302	Interior	948	\$295.25	\$279,900	\$263.17	Available
303	Interior	948	—	—	—	SOLD
304	Interior	947	\$266.00	\$251,900	\$263.17	Available
305	Interior	948	\$295.25	\$279,900	\$263.17	Available
306	Interior	948	\$295.25	\$279,900	\$263.17	Available
307	Corner (River)	959	\$318.98	\$305,900	\$271.35	Available
401	Corner	959	—	—	—	SOLD
402	Interior	948	—	—	—	SOLD
403	Interior	948	\$332.17	\$314,900	\$263.17	Available
404	Interior	947	—	—	—	SOLD
405	Interior	948	—	—	—	SOLD
406	Interior	948	—	—	—	SOLD
407	Corner (River)	959	\$341.27	\$327,275	\$271.35	PENDING



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