Getting Started...

Choosing where you want to live can be a daunting task, especially if you don't have much experience with the city of New Orleans. To help with this decision, our class has compiled this housing guide as a way for you to get started. In this guide you will find survey results of where most people in our class live, and in what kind of accommodations (house, apartment, dorm, etc.). We’ve also compiled some tidbits about each area of the city from people in our class who actually live there, so if there’s a particular neighborhood you're interested in, that section might be helpful as well.

When choosing where you want to live, you need to consider many factors, some of which will be more important to some than others. These include:

- how close it is to school as well as how close it is where you want to go out
- how safe it is
- how many “study areas” are nearby
- how close it is to grocery stores
- whether or not other med students live in the area
- rent prices
- relative availability of parking

Not sure where to even begin? Here is a list of helpful places to start your housing search:

1. The Classified section of the Sunday edition of the Times Picayune (the local newspaper)
2. Nola.com- The link to the Real Estate section is: http://realestate.nola.com/
3. Craig’s List- The Web site for New Orleans (with links to the surrounding areas) is http://neworleans.craigslist.org/
4. Your class Facebook group – some options have already been posted and they will continue to get posted throughout the summer!
5. Our Class! Talk to current students for their ideas and opinions. Since we've all been through at least one year of medical school, we might be able to offer ideas that you may not have considered.

Remember that this will be where you both relax AND study, so really the best advice is find somewhere where you feel like you can do both.
Where Y’at?

One of the coolest (and maybe also most confusing) parts of New Orleans is the way our city is divided into distinct neighborhoods. Each neighborhood comes with its own pros and cons, including its own rent prices, its own nightlife, and its own charm. You’ll find LSU Med Students living in pretty much every single one of these neighborhoods, and a further explanation of what all of their pros and cons can be found below – straight from the mouths of students who live there. However, if you’re looking for more of an “official” opinion, check out: [http://www.neworleansonline.com/tools/neighborhoodguide/](http://www.neworleansonline.com/tools/neighborhoodguide/). It gives more insight into the different neighborhoods that make up New Orleans, including a history of the area and what major attractions can be found in that part of town.

Here is a general idea of where each of those neighborhoods are, and underneath it is a link to an interactive Google map made by a Tulane Med student that will give you a little more detail. Just as a point of reference, LSU Health Sciences Cent is located right in the middle of the grey “CBD(Downtown)” region.

https://maps.google.com/maps/ms?hl=en&ie=UTF8&msa=0&msid=110876231398402503930.000484f2643a550c3a699&ll=29.948911%2C-90.084972&spn=0.043358%2C0.090723&z=14

Also, in order for you to be as informed as possible, here is the link to the Orleans and Jefferson Parish Crime Maps. These maps can help you pick where (even within a certain neighborhood) you’ll feel most safe.


Furthermore, neighborhoodscout.com has compiled easy to read crime rate maps of the different neighborhoods based on current FBI crime data. Here are the links to the maps for New Orleans and Metairie.


**Metairie:** [http://www.neighborhoodscout.com/la/metairie/crime/#data](http://www.neighborhoodscout.com/la/metairie/crime/#data)

You may also want to consider how far you will travel to buy groceries/daily necessities or look for a place to study. The following map shows the locations of supermarkets and libraries:

[https://www.google.com/maps/d/edit?mid=zQcuHeDW89ec.k1guzZICqLcA](https://www.google.com/maps/d/edit?mid=zQcuHeDW89ec.k1guzZICqLcA)

**Survey Results - here’s where the current first year LSU Med class is living:**

**Location (out of 100 responses):**

<table>
<thead>
<tr>
<th>Location</th>
<th>Count</th>
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<tbody>
<tr>
<td>Uptown</td>
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<tr>
<td>Garden District</td>
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</tr>
<tr>
<td>Lakeview/Lake Vista</td>
<td>14</td>
</tr>
<tr>
<td>On-Campus</td>
<td>20</td>
</tr>
<tr>
<td>Mid-City</td>
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<tr>
<td>CBD/Warehouse District</td>
<td>4</td>
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<tr>
<td>Metairie</td>
<td>12</td>
</tr>
<tr>
<td>Old Metairie</td>
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</tr>
<tr>
<td>River Ridge/Haran/Elmwood</td>
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</tr>
<tr>
<td>West Bank</td>
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</tr>
<tr>
<td>Irish Channel</td>
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</tr>
<tr>
<td>Chalmette</td>
<td>1</td>
</tr>
<tr>
<td>Bywater</td>
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</tr>
<tr>
<td>Marigny</td>
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<tr>
<td>Broadmoor</td>
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<td>Other</td>
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**Live at Home with parents (out of 100 responses):**

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**Housing Type (out of 100 responses):**

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</thead>
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<tr>
<td>Owned House</td>
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<tr>
<td>Apartment</td>
<td>12</td>
</tr>
<tr>
<td>Residence Hall</td>
<td>14</td>
</tr>
</tbody>
</table>
Stanislaus Hall..............................................6
Condo..........................................................7
Duplex..........................................................11
Quadruplex....................................................6

Apartment/Condo Complexes:

1750 St. Charles Avenue
The Saulet
Seville Square
Clearwater Creek
Greenhouse
River Garden
Palmetto Creek
The Marquis
Canal Street Apartments
Woodward
Napoleon
Merchant
The
General
Park Oaks
Royal Condos

Survey Results - FROM CLASS OF 2017 (RISING L3’S) Listed below for completeness

Location (out of 119 responses):

Uptown..........................................................28
Garden District..............................................16
Lakeview/Lake Vista.....................................15
On-Campus..................................................19
Mid-City.......................................................5
CBD/Warehouse District..............................6
Metairie.........................................................13
Old Metairie..................................................7
River Ridge/Harahan/Elmwood.................6
West Bank.....................................................2
Irish Channel...............................................1
Campus .......................................................19
Chalmette...................................................1
Bywater.......................................................1

Live at Home with parents (out of 119 responses):

No.............................................................114
Yes............................................................5
Housing Type (out of 119 responses):

Rental House.................................29
Owned House.....................................5
Apartment.........................................26
Residence Hall.................................15
Stanislaus Hall.................................4
Condo..............................................10
Duplex..............................................23
Quadruplex.......................................2

Apartment/Condo Complexes:

1750 St. Charles Avenue
The Saulet
The Preserve
Citrus Creek East
Seville Square
Clearwater Creek
Greenhouse
River Garden
The Breakers
Palmetto Creek
The Marquis
Canal Street Apartments
Woodward Lofts

***So basically, between the class of 2017 and the class of 2018, most of us live in either the Uptown/Garden District area or in Lakeview. These areas tend to be the most “20-something” friendly, and offer a wide range of both housing type and rent”***

And now a few words from the classes...

Members of all classes were asked to submit blurbs about their neighborhoods and what they like/dislike about them. Here’s the highlights -

LIVING AT HOME WITH PARENTS

For those of you whose parents live here, you may be considering living at home next year. There are ups and downs to living at home with parents. If they don’t charge rent, then there’s obviously the upside of living somewhere for free. Plus it’s always nice to have someone cook for you every
once in a while. Here are some thoughts on the subject from two members of different classes who chose to live at home this year:

“I lived with my parents this year because I was away at college and didn’t have time to find my own place. I was worried that I would be the only one in this situation, but I was pleasantly surprised to meet plenty of people who were doing the same thing. I’m very thankful for the amount of money I was able to save; however, I definitely paid for it in other ways. Morning traffic was somewhat stressful, and while I didn’t go out a whole lot, coordinating rides back home could be difficult. Also, my family didn’t really understand how much I needed to study and why I was frustrated when they would watch TV or have loud conversations. It’s all ended up working out, largely because I just don’t study at home anymore. If you do choose to live at home, make sure that you are very clear with your family that you’ll be studying way more than any of you are used to and that their future doctor will need some peace and quiet :)

- Member of Class of 2018

“The biggest perk of living at home with your parents is obviously the free rent. In the long run it saves A LOT of money not having to pay rent for the four years in school. Also, I never have to worry about going to the grocery, cooking dinner, doing laundry, etc. which is extremely convenient especially around test time. It also gives me time to be around my family while school is still keeping me busy. The only downside is being distracted when they’re having family dinners, watching movies, etc. but that can happen with any roommates. I highly recommend living with your parents if you have the option.”

– Lindsay Blanco Class of 2017

______________________________________________________________________________

UPTOWN

The Basics:
Housing: apartment, house, condo, duplex
Rent: $475-650/month
Avg. Commute: 10-15 min
Pros: walking distance to delicious restaurants, shopping, and bars, beautiful, ton of other students in area, always things going on, central location, pretty quiet, cheap cab rides from bar, close to campus, on streetcar line
Cons: expensive, higher rate of crime, tourists, school traffic, small yards, street parking for the most part

"I live in the Carrollton part of Uptown and I love it. It has all the perks of being Uptown without being in the busiest area. Oak Street and Maple Street are walking distance with lots of bars, restaurants, and coffee shops. You can get anywhere in Midcity in 10 minutes, I10 is 5 minutes away, and you can hop on Claiborne and be downtown in 10 minutes."

- Member of Class of 2018

“The pros are that getting to school is very quick, and you are pretty much right in the middle of New Orleans, so nothing is very far away. Broadmoor is a very spotty part of the city, so definitely check out the area surrounding any place you are interested in. I found a place that is in a nice neighborhood, but there are some rough-looking neighborhoods. I do not feel quite as safe here as when I was in Metairie. We happened to get a very good deal on rent
and good deal do pop up pretty often, but prices are typically about on par with uptown prices."

– Aaron Ackley Class of 2017

GARDEN DISTRICT

The Basics:

**Housing:** apartment, house, condo, parents

**Rent:** $550-1200/month

**Avg. Commute:** 10-15 min

**Pros:** tons of coffee shops, restaurants, and shops within walking distance, close to campus and other classmates, safe

**Cons:** some dangerous neighborhoods, smaller living areas, street parking/street closures for events

"The Lower Garden District. Plenty of bars within walking distance for when there is time to blow off some steam. There are also a number of good restaurants: Superior, Houston’s, Copeland’s, Irish House. Overall, this area is probably one of the safest areas you can be within New Orleans. Very comfortable walking anywhere at anytime of the day. And a big bonus, especially in the building I live, guaranteed street space during Mardi Gras.."

– Member of Class of 2018

"There are a lot of great things about living in the Garden District. It has a lot of restaurants and shops within walking distance. Every possible amenity you would need for daily living would be close enough to walk to, driving would be more of a hassle. There are at least 3 coffee places I can think of in the area, along with a grocery store, and Touro hospital situated just on the western outskirts of the neighborhood.

In terms of entertainment the most popular bars in the area would be Delachaise, The Bulldog (the “uptown”, and FAR superior of the 2 locations), Balcony Bar, with F&M’s and Grits being short cab rides away. There are honestly too many restaurants in the area for me to list so I won’t even try. I personally think this is the best hub of restaurants and bars in the city.

Pricing and housing in the Garden District is about as eclectic as the city itself. You can find single condominiums for rent, single rooms in a house, a house available to rent, anything you want you can find it. However pricing and quality of housing runs the gamut, so if you are interested in a property check it out in person first and ask a bunch of questions. For me the location and GD “bubble” was well worth the extra money each month. The Garden District is also generally regarded as a pretty low-crime area, so that is an added plus as well."

– Matt Bartow, Class of 2016

METAIRIE
The Basics:
**Housing:** house, apartment, parents, condo
**Rent:** $400-1400/month
**Avg. Commute:** 15-25 min
**Pros:** quiet, safe, cheap, good for families, close to restaurants, grocery shopping, and mall, plenty of parking
**Cons:** far away from school, far from social attractions, bad traffic in morning, expensive cab rides from downtown/uptown

"From Metairie you are a quick drive away from malls, chain restaurants, or many amenity places you might be looking for (like a Verizon store or a Starbucks). Depending on where in Metairie, it can be a pretty quick (20 minute) drive to school with low traffic. One con is that it does not have the party atmosphere of the big city, i.e. not much in the way of night-life or day drinking activities."

- Member of Class of 2018

“I should preface my opinion by saying I am married with a young child. When I was accepted into medical school, Metairie was an obvious choice for my wife and I. We knew we wanted to buy a house because we had previously owned one for a few years and it was a great investment for our family. We needed a yard for our dog and toddler and knew we could get more house for our money versus other areas of New Orleans. And while it may not have the unique appeal that some of the neighborhoods in New Orleans offer, Metairie has pretty much everything you need close by, including the biggest mall in the area. And while people may bash Metairie for its rampant number of “chains,” it does still have several fantastic local restaurants that New Orleans is famous for. I would recommend Metairie as a great place to live for a family, couples who may have children while in medical school, or simply those who want to buy an affordable house in the area.”

- Joshua Huddleston Class of 2017

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**OLD METAIRIE**

The Basics:
**Housing:** house, duplex
**Rent:** $650-1,500/month
**Avg. Commute:** 10-15 min.
**Pros:** safe, central location, close to interstate, more bang for your buck, quiet neighborhood, close to parks
**Cons:** expensive, not close to classmates

“While this may not be the most popular area for students to live in (it is a lot of families and older couples), Old Metairie is a very nice area. It is both safe and in the middle of the city so there is easy access to multiple areas of the city. Rent ranges depending what you are looking for (house, double, or apartment). Old Metairie is a lot quieter than other areas with less of a social environment but close enough to get to where people go out. If you are looking for rentals with yard and parking, there is definitely some in this area.”

-- Class of 2017
LAKEVIEW

The Basics:
Housing: house, apartment, duplex, condo
Rent: $400-1,600/month
Avg. Commute: 15 min.
Pros: safe area, close to school, nice homes for rent with off street parking, quiet, Parlay's bar, City Park, easy access to other areas of the city
Cons: potholes, far from some going out places, not walking to distances to places

“The main reason I chose to live in Lakeview is the affordable rent. I rent a house with 4 bed/3 bath for $1600/month, split between 3 roommates. I also personally enjoy the proximity of the Lakefront – it’s one of my favorite places to run. Also, the neighborhood is safe and quiet, with a very “suburban” feel but it is only 10-12 minute drive to school. Great restaurants abound: places like Deanie’s, New Orleans Food and Spirits, R&O’s, Jaegerburger, Velvet Cactus, and Mondo are top notch and within 1 mile of each other. I also wasn’t fond of on-street parking like most areas of Uptown. However, a big negative is the quality of the side streets. If you don’t travel down a main road, your suspension and tires on your vehicle can take a beating. Also, you aren’t in the “hustle and bustle” of the CBD, certain areas of Uptown and Mid City – which could be positive or negative aspect depending on how you look at it.”
– Thomas Steele Class of 2017

“Compared to uptown and other parts of the city, Lakeview is more of a small residential microcosm of the Greater New Orleans area. Located in close proximity to the Lakefront and City Park, Lakeview is an up and coming community with many young adults and families that have moved in the area post Hurricane Katrina. Although the area received substantial flooding during Katrina, most of the newer homes are now lifted and the levees are much stronger than before the storm. The heart of Lakeview is on Harrison Ave, which is home to many restaurants, shops, and Parlay’s Dream Lounge. This area is a safe community bridging the gap between Metairie, Old Metairie, Mid-City, and Uptown, and it’s only a 10 minute drive to school. Lakeview is perfect for students. It’s quiet, right by the park, and everything you need is within walking distance or less than a five minute drive. Quick and easy access to grocery stores, Starbucks, fitness facilities, dry cleaning, and numerous takeout and delivery restaurants make this area ideal for students budgeting time. If you’re looking for a new, nice area to live, with restaurants, shops, and bars in walking distance, then Lakeview should be on your potential places to live.”
– Robbie Raymond Class of 2016

DOWNTOWN/WAREHOUSE DISTRICT

The Basics:
Housing: condo, apartment
Rent: $700-2100/month
Avg. Commute: 5-10 min
Pros: close to school, close to the French Quarter, good night life
**Cons:** expensive, scarce to non-existent parking, no yard, busy

“I can't say enough how much I love living in the CBD! I'm big on walking/biking as a means of transportation, and living downtown allows me to do so (school, grocery stores, drug stores, etc are all nearby). It's also nice to have the ability to quick bike home for lunch between lectures and be back within an hour if I ever need to grab something from home. I have about 10 coffee shops within 5 blocks of my apartment and plenty of restaurants and bars to enjoy. I feel relatively safe in the area, but like everywhere else in the city, I try to stay aware of my surroundings and not make stupid decisions like walking alone. Having the Mississippi River and French Quarter so close by provides me of plenty of jogging/walking area to take advantage of. Plus, there are always free events happening around downtown that are fun to crash. If you're interested in living in the CBD/Warehouse District, make sure to factor in the price of contract parking in your rent because that adds quite a bit to your monthly expenses.."

- Member of Class of 2018

“The area of New Orleans in closest proximity to school is downtown (CBD/Warehouse District). Apartment complexes in the Central Business District (Saratoga, 930 Poydras, Civic Lofts) and the Warehouse District (Woodward Lofts, Cotton Mill, and various single unit apartments) are relatively safe and secure with many employing 24 hour security attendants. Travel times consistently average 5 minutes to campus no matter which time of day. Some apartments offer amenities like dry cleaning service, private gyms, swimming pools, mail room/package services, and hosting of social activities. Most residents are young professionals & professional school students. Most complexes have garage parking available for about $200 per month. Cons of living downtown include the lack of open space (no yard) in an urban environment, higher prices per square foot, the lack of a private carport/garage, and the necessary use of parking garages. However, there are numerous benefits to the location. Students traveling from other areas of the city must navigate (often unpredictable) traffic en route to school each day. Biking or driving to school is easy with consistent travel times. Downtown is also a 5-10 minute walk to any location in the French Quarter, and taxi cabs are easily hailed in the area at any time of day. Hundreds of bars, restaurants, and shops are within walking distance, and many social activities for school are held in the downtown area.”

- Robert Nuss Class of 2017

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**MID-CITY**

**The Basics:**

**Housing:** house, apartment

**Rent:** $600-1,250/month

**Avg. Commute:** 10-15 min

**Pros:** close to school, lots of places to eat within walking distance

**Cons:** hectic when there is a festival or Mardi Gras, bad streets

“Midcity is a fantastic place to live as a medical student. It is super close to campus, has the reliable street car, and it is simple and fast to get anywhere else in the city. The people are
awesome and super friendly, with a good mix of immigrated young professionals and people who have lived in the city for generations. The rent is reasonable and you can easily find places with yards, etc. The bar and restaurant scene is superb like the rest of the city. I also feel very safe in my neighborhood. Fair Grinds is an awesome coffee shop on Esplanade Ave. Eco Cafe is on Canal Street – it’s a bit smaller than Fair Grinds and serves brunch and lunch. There are also a couple CCs and PJs in the area.”

- Michelle Blyth, Class of 2016

"My section of MidCity is quite nice, and safe. But I think most of New Orleans is set up in and "island" type of configuration. Meaning that one area could be safe, but could be next to an area that may not be as nice or safe. This alternates as you travel through some neighborhoods, so doing your research ahead of time makes a big difference. Ask people you know, and use L2s as a resource."

- Member of Class of 2018

WESTBANK

The Basics:
**Housing:** house, apartments  
**Rent:** $600  
**Avg. Commute:** 10-25 min  
**Pros:** really quiet and convenient, know all my neighbors, walk to bars and restaurants, can take ferry downtown  
**Cons:** traffic-prone, bridge traffic, ferry hours

RIVER RIDGE/HARAHAN/ELMWOOD

The Basics:
**Housing:**  
**Rent:** $600/month  
**Avg. Commute:** 10-20 min  
**Pros:** very safe and quiet, rent cheaper, shopping area nearby, quiet, good study environment, bars nearby, traffic free drive to school  
**Cons:** not as close to school, far away from activity of city

“Harahan is a really safe area, and it’s a 22 minute drive to campus. It’s close to the Elmwood area, which is starting to boom with food options and entertainment. I live at home – which has its pros and cons. Living at home has great perks (laundry, food, family, no rent) but it comes at the expense of privacy, quiet, and sometimes sleep (little brother playing XBOX at 7 AM).”

- Matt Fury Class of 2017
LSUHSC ON-CAMPUS LIVING

LSU gives you two options for living on campus: The Residence Hall and Stanislaus Hall.

Residence Hall (aka “Perdido Palace”)

The Basics:

**Housing:** apartment (unfurnished, private bath/kitchen) and dormitory complex (furnished, community kitchen/bath)

**Rent:** $430-600

**Avg. Commute:** less than 5 min

**Pros:** convenient, close to everything, no commute, cheap, no problem finding parking spots

**Cons:** apartment doesn’t have too many windows, smells, always on campus

"This is the cheapest and the most convenient living arrangement by far, but it’s no luxury. You can’t really control the temperature in the apartment. If you turn off the unit because it’s freezing, the A/C unit will start leaking in the bathroom. The walkways, however, make it super easy to get the MEB for late night cadaver review sessions. Also, there’s limited delivery services here. Pizza deliveries and maybe one chinese delivery are pretty much the only things available."

– Class of 2018

“Living in the Residence Hall on campus is great, especially if you’re new to the city and/or unsure about where you would want to live. There are both apartments (1, 2, or 3 bedrooms) and dorm-style rooms available, and the lease is 4 months long with months added on individually after that, so there is no extraordinarily long commitment. I live in a two-bedroom apartment, and I’ve found it to be extremely convenient, especially during the first semester of first year when you often have to go into the anatomy lab to finish a dissection with your group or to study cadavers. I would definitely say convenience is the number one benefit of living in the Residence Hall, since it takes me less than five minutes to walk from my apartment to class. It’s also cheap, not to mention you save money on the gas you’d burn if you had to commute. In my opinion, the biggest drawback is the lack of green space around the building to enjoy a nice day, but City Park is about a 10-15 minute drive away and same goes for Audubon Park. I’d recommend making a visit to the Res Hall ahead of time to see if it’ll work for you, but keep in mind that it looks much nicer/bigger once you have your furniture moved in. Overall, I’m happy with my decision to live in the Residence Hall for my first year of medical school.”

– Ethan Rault, Class of 2016

Stanislaus:

The Basics:

**Housing:** dormitory

**Rent:** $500/month

**Avg. Commute:** Less than 5 min
**Pros:** convenient, close to class and places downtown, close to anatomy lab  
**Cons:** no kitchen, no outdoor area, depressing always being on campus

“I don’t need very many comforts (like a kitchen and stove, which Stanislaus lack...) and I’m rather low maintenance, so Stanislaus, which is reminiscent of a dorm, works for me. I especially like to submerge myself in my studies on campus so an easy, fast walk to the campus buildings is nice. The fact that I can roll out of bed and make it to class in under 5 minutes is great as well, especially after a late night of studying. If this is you, Stanislaus would be fine. If not, many people choose Residence Hall, which is more like an apartment complex. Many of my classmates originally in Stanis have ended up moving to Res Hall or off campus.”  
-Member of Class of 2018

“Living in Stanislaus had its pros and cons. For first semester, it was nice to be so close to the anatomy lab since you spend so much time in there. Also, I didn’t know what to expect first year of med school, and I think living on campus helped me get acclimated. It was also convenient for me because my family does live close so they would bring me groceries and I could go home whenever I got sick of the dorm. Stanislaus is nice and clean; however, it is very small. I eventually got sick of such small living quarters and moved back home with my parents in Chalmette. It is nice to not have to worry about walking to your car late at night, etc because everything is connected via walkway, but sometimes that is depressing around test time when you pretty much never set foot on the actual ground. It was nice to also be in the same building as the gym. Overall, I was glad I chose to live in Stanislaus first semester. I was able to sleep in and just walk 10 minutes to get to class.”  
– Olivia Gioe Class of 2017