

Lot 108-a-1 River Highlands

St Amant, LA 70774



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MLS# 2024015567



\$245,000

River Life! This large lot offers a rare opportunity to craft the home of your dreams on a sprawling 140x146 parcel, perfectly positioned to capture breathtaking river views and serene mornings and evenings on the water. Imagine waking up to the gentle sound of water lapping against your private dock, savoring your morning coffee as the sun rises over the shimmering canal. Your new lifestyle begins here, with the freedom to design and build a fine residence tailored to your tastes, all while enjoying unrivaled access to the water. The lot is equipped with not one, but TWO boat lifts, ensuring ample space for your aquatic adventures and ease of access for your vessels. Whether you're a seasoned boater or a casual cruiser, these lifts will make every outing effortless. Entertainment and convenience are also at your doorstep. The covered cement slab features essential lights and fan hook-ups, creating the perfect setting for gatherings and relaxation. Surrounded by bulkheaded decking on either side of the boat slips, this space is ideal for sunset watching, or simply enjoying the peacefulness of your riverfront retreat. With electricity and water readily available, setting up your waterfront dream home is as seamless as it is exciting. Seize this opportunity to live luxuriously on the water, where every day feels like a vacation and every moment is a



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