

**14026 Dogwood Trace**  
St Francisville, LA 70775



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**MLS# 2024015629**



**\$650,000**

**3 Bedrooms | 3 Bathrooms | 4,319 Sqft**

Nestled in the well established Bluffs community in St. Francisville this custom construction 3-bedroom, 3 full bath residence spans an impressive 4319 square feet of well designed living space, with a total of 6001 SF to indulge, plus an additional 840 square foot guest area, complete with a full bathroom, offering the perfect retreat for visitors, office or personal studio. The outdoor amenities include covered walkways, charming balconies, and inviting covered porches with retractable blinds. Meander along the flagstone walkways and discover a delightful fire pit area, a deck overlooking a pond, and an elevated deck amidst the picturesque park-like surroundings. Parking is abundant, with a large garage featuring a convenient shop for all your storage needs. The heart of the home is the magnificent living area adorned with four wide stacked dual light pane windows, flooding the space with natural light and views of the private yard. The soaring 30-foot ceilings create an atmosphere of grandeur, complemented by cozy propane fireplaces in both the living room and upstairs area. The two primary bedrooms, each with its own private balcony and sumptuous bathroom complete with tubs, showers and a steam shower, of which the second story bedroom can be transformed into an extraordinary bonus room. From custom window



**Gaye Landry**

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