

**10600 Lakes Blvd**  
Baton Rouge, LA 70810



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**MLS# 2025006696**



**\$189,000**

**3 Bedrooms | 3 Bathrooms | 1,449 Sqft**

Location and charm. This unit is a 3 bedroom 3 bath New Orleans- style Condo overlooking a small lake in gated community. Location is great and conveniently located to many amenities, LSU, downtown, restaurants and shopping, hospitals, 1-12 and I-10. This charming unit has ceramic tile throughout the main living areas and vinyl wood floors in the bedrooms. Upon entrance you walk into a open floor plan with living, dining and kitchen areas! The kitchen breakfast bar allows extra seating and there is plenty of cabinets in the kitchen with a pantry. Adjacent to kitchen a nice size laundry room with additional storage .Refrigerator and washer dryer to remain. One bedroom downstairs and two bedrooms upstairs all have private bathrooms. Second floor bedrooms have their own balconies. Between the attached two car garage you have a nice size private patio to entertain and enjoy the outdoors. This is a great investment property, LSU students or for for a family. New 3.5 ton air-condition unit installed 10/23.



**Stuart Bailey**  
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RE/MAX Select

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