

1738 Rouzan Ave
Baton Rouge, LA 70808



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MLS# 2025008226



\$803,000

4 Bedrooms | 3 Bathrooms | 2,556 Sqft

LIVE IN THE HEART OF BATON ROUGE! LaFosse Construction | 4BR, 3.5BA | Park-Front Lot Exquisite Charleston Side Yard-style home featuring 11 ceilings, abundant natural light, and a spacious open layout. Gourmet kitchen with Wolf range, walk-in pantry, and adjoining flex room. Primary suite offers generous closet space and privacy. Outdoor highlights include a large brick-fenced courtyard, private side porch, and rear alley driveway with space for two extra vehicles. Additional features: Kohler 24KW whole-house generator, built-in desk area upstairs, and premium finishes throughout. \$2,500 in closing costs with preferred lender. Move-in ready luxury in a serene Baton Rouge setting.



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For full listing details, please scan:

