

3317 Bayou Dularge Rd
Theriot, LA 70397



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MLS# 2025008486



\$75,000

Waterfront Opportunity Fisherman s Paradise! Welcome to your dream getaway down Bayou Dularge Road! This beautiful waterfront lot offers endless possibilities for your recreational pleasure. Located NEAR a public boat launch, and with the option to share a private launch next door, you ll enjoy unmatched access to world-class fishing and boating right from your front yard! Ready to build your dream camp & create the ultimate sportsman's retreat? Please review the attached restrictions as an ultimate guide protecting the integrity of your surroundings and offering a guide to creating your perfect escape . Imagine mornings spent on the water and evenings soaking in the serene bayou views. Don t miss this rare opportunity to own a slice of paradise a true haven for outdoor lovers, fishermen, and anyone seeking peaceful waterfront living! Bring your boat, your vision, and start living the bayou dream today!



Molly Usie

Phone: (985) 855-2945

KELLER WILLIAMS REALTY BAYOU P

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