

331 Pecan Ave
New Roads, LA 70760



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MLS# 2025008687



\$395,000

3 Bedrooms | 2 Bathrooms | 2,022 Sqft

Welcome to 331 Pecan Avenue, New Roads, LA 70760 where charm meets convenience in a picturesque setting. This delightful single-family home offers a seamless blend of modern amenities with classic charm, ensuring comfort and functionality for families and individuals alike. With a spacious 2022 sq ft of living area, 3 bedrooms, 2 bath this property caters to all your lifestyle needs. Step inside and enjoy the large living room, with built-in bookshelves, crown modeling, and a fireplace. Adjacent to it is the kitchen and breakfast area to provide a welcoming space. This home features three generously sized bedrooms, including a tranquil master suite that offers a private retreat with an en-suite master bathroom. The additional 1.5 bathrooms ensure convenience and privacy for family members and guests alike. Functional spaces abound, with a dedicated laundry room and workshop providing ample space for hobbies and household necessities. The front porch offers a charming spot to sip your morning coffee, while the back patio, enhanced by a privacy fence, invites outdoor gatherings and afternoons of leisure amidst the beautifully landscaped grounds. The inclusion of a generator ensures peace of mind, providing backup power when needed. For those who appreciate the outdoors, the spacious carport and



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