

**1755 College Dr**  
Baton Rouge, LA 70808

 **LOGO** COMING  
SOON

Powered by [homes.theadvocate.com](https://homes.theadvocate.com)

**MLS# 2025008710**



**\$140,000**

**2 Bedrooms | 2 Bathrooms | 1,066 Sqft**

Location is everything! Convenient to any amenities you could want and minutes from I-10 puts this great condo in an ideal location! This 2BR/2BA unit has a great layout giving it awesome functionality. Entry is in the well laid out kitchen that flows seamlessly into the dining and living room, both with lots of room to move around. Both bedrooms are private and the primary bedroom is spacious. Plenty of storage in the unit with large closets, a linen closet and plenty of cabinets. All appliances stay including the in unit washer and dryer. This water heater, HVAC system, and washer/dryer are all less than 4 years old. Westdale Club Condos is a well established, well maintained complex with an active on site HOA. The common grounds, landscaping and swimming pool are beautifully maintained by the HOA along with parking, building exteriors including the roof. There is also a surveillance system maintained by the HOA. The affordable HOA fee covers all utilities (electricity, water, sewer, and garbage). Conveniently located to LSU, I-10, shopping, restaurants, medical facilities and entertainment!! No flood insurance required!!



**Andrea St. Germain**  
Phone: (225) 270-5858  
eXp Realty

For full listing details, please scan:

