

**18245 Old Reserve**  
Prairieville, LA 70769



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

**MLS# 2025008718**



**\$375,000**

**3 Bedrooms | 2 Bathrooms | 2,185 Sqft**

This beautiful 3-bedroom, 2.5-bath home with a versatile flex space offers the perfect blend of comfort and functionality ideal as a fourth bedroom, playroom, game room, or craft space. Step through the foyer into a stunning family room featuring a cozy fireplace, tall ceilings, and abundant natural light. The open layout flows into a well-appointed kitchen with rich wood cabinets, granite countertops, stainless steel appliances including a gas stove recessed lighting, and stylish pendant lights over the island. The dining area opens to a spacious backyard perfect for outdoor entertaining. Just off the garage, a custom drop zone adds convenience and organization. The split floor plan offers privacy, with the primary suite tucked away and featuring wood floors, tray ceiling, ceiling fan, and large windows. The en suite bath includes double vanities, a soaking tub, and a custom tile walk-in shower. The oversized walk-in closet connects directly to the laundry room, which includes built-in counters and shelving. The secondary bedrooms are spacious with ceiling fans and ample closet space. The hall bath includes double sinks with granite counters and a tub/shower combo. With no carpet throughout and gorgeous engineered wood flooring, this home truly has it all. Don't wait this one will go fast!



**Kelly Mitchell**

Phone: (318) 564-5906

Magnolia Roots Realty LLC

For full listing details, please scan:

