

Lots 17 And 18 Perch St
Maurepas, LA 70449

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MLS# 2025009539



\$199,900

Waterfront lot located in Maurepas, LA includes a Historic Sinker Cypress Warehouse & Loft with Private Boat Launch. Once a thriving sinker cypress sawmill, this expansive 3300 sq. ft. warehouse carries a rich Louisiana timber history. Sitting on two lots, the space includes a 2,300 sq. ft. warehouse and a connected 1,000 sq. ft. two-story loft, offering endless possibilities for personal use or creative transformation. Designed for durability and functionality, the high-ceiling warehouse provides ample room for RV and boat storage, hobbies, woodworking, or personal projects. The attached loft space offers additional flexibility, perfect for creating a private retreat, guest quarters, or an artist studio. Situated on the waterfront, this property features its own private boat launch, offering direct access to Chinquapin Canal, the Amite River, Blind River, the Diversion Canal and their connections to Lake Maurepas and beyond. An absolute dream for boating enthusiasts and those who love life on the water. With its deep-rooted connection to Louisiana's timber industry, expansive layout, and peaceful waterfront setting this former sawmill presents a rare opportunity to transform a piece of history into a unique and personal space.



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