

**1532 Sharlo Ave**  
Baton Rouge, LA 70820



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**MLS# 2025010309**



**\$185,000**

**3 Bedrooms | 2 Bathrooms | 1,607 Sqft**

This updated townhouse near LSU offers comfort, convenience, and investment potential. With a brand new roof installed in 2022, this two-story home features a recently renovated interior, including all newer flooring, countertops, and fixtures throughout. The main level includes one bedroom with an attached full bath ideal for guests or as a primary suite. Upstairs, you'll find two spacious bedrooms and a full-size bathroom. The kitchen is equipped with a range, built-in microwave, dishwasher, and refrigerator, and the washer and dryer are also included. Enjoy outdoor space with a private fenced yard, plus a two-car covered carport with a storage closet. Guest parking is available right in front of the unit, and the property sits on well-maintained grounds. Located just minutes from the LSU campus and on the bus route, this townhouse is perfect for students, professionals, or investors. The attached unit is also available for sale and is currently leased through November 2025, offering a unique opportunity to own both sides of the building. Don't miss your chance to own a low-maintenance property in a high-demand area. Seller has three additional rental properties available for sale. Contact agent for more details.



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