

**17097 Shearwater Trace**  
Prairieville, LA 70769



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**MLS# 2025010958**



**\$370,000**

**4 Bedrooms | 3 Bathrooms | 2,072 Sqft**

Welcome to 17097 Shearwater Trace, Prairieville, LA! This stunning 4-bedroom, 3-bath home offers 2,072 sq ft of beautifully designed living space in the highly desirable Jamestown Crossing neighborhood. Step into a bright, open floor plan featuring a gourmet kitchen with crisp white cabinetry, sleek quartz countertops, stainless steel appliances, and a spacious island perfect for entertaining. The living and dining areas flow effortlessly, adorned with wood-look tile floors and abundant natural light. The serene primary suite boasts plantation shutters, a large walk-in closet, dual vanities, a soaking tub, and a separate tiled shower. With three additional bedrooms and a third full bathroom, there's plenty of room for family and guests. Outside, enjoy a fully fenced backyard with a custom-built covered patio and deck ideal for gatherings, morning coffee, or evening relaxation. There's even a playset, ready for fun! Additional highlights include move-in ready, two-car garage, energy-efficient features, and convenient access to top-rated schools, shopping, and dining! Schedule your private tour today and see why this one checks every box!



**Tracy Mathis**

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