

3986 Union Dr
Addis, LA 70710

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SOON

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MLS# 202501178



\$385,000

4 Bedrooms | 3 Bathrooms | 2,610 Sqft

Welcome to this gorgeous triple-split floor plan located in Sugar Mill Plantation subdivision. This beautifully designed 4 BR 3 BA home offers serene waterfront views and an expansive layout perfect for relaxing or entertaining. Upon entering, you're greeted with walls of windows in the living room and breakfast area, providing an abundance of natural light and picturesque views of the pond. The heart of the home is the chef's kitchen, featuring a large island with a designated breakfast drop down, under island storage, custom cabinetry, a large, shelved, pantry, high end stainless steel appliances--including a 5-burner gas range, oven, microwave, dishwasher and an added bonus-under counter computer nook. The adjacent breakfast area also overlooks the peaceful pond and leads directly to the outdoor living space. Perfect for gatherings, the formal dining room flows effortlessly into the main living area, where a cozy gas, vent less, fireplace framed by a beautiful mantle and custom built-in bookcases. The spacious primary bedroom features a luxurious en suite bath, double, undermounted vanities, a garden/soaking tub, separate shower, private water closet, and a large walk-in closet. Step outside to your personal backyard retreat! The covered patio is insulated and extended, complete with ceiling fans, electrical outlets, TV hookups and



Kim Blanchard
Phone: (225) 772-3443
Compass - Perkins

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