

5147 Nicholson Dr
Baton Rouge, LA 70820



Powered by homes.theadvocate.com

MLS# 2025013627



\$155,000

3 Bedrooms | 2 Bathrooms | 1,473 Sqft

Fall Semester & Football Season Ready Perfect for LSU Students. Skip the hassle of dorm life and rent payments this corner unit overlooking the pool is an ideal investment for your student and a smart alternative to leasing. Located on the LSU bus route and within walking distance to campus, restaurants, and shopping, this unit offers convenience, comfort, and long-term value. The spacious layout features a large den with vaulted ceilings, a wood-burning fireplace, and a kitchen equipped with a gas stove. The desk, refrigerator, washer, and dryer are all included, so it's move-in ready for the upcoming school year. Designed with student living in mind, the unit offers three separate bedroom areas, providing plenty of privacy and flexibility. The upstairs loft-style bedroom can also serve as a study space or additional living area. The monthly HOA fee includes water, sewer, trash, cable, high-speed internet, exterior insurance, termite coverage, roof and exterior maintenance, pool and grounds upkeep, exterior lighting, and professional on-site management giving parents peace of mind and predictable costs. Give your student a convenient and comfortable home away from home while making a smart investment. Why rent when you can own?



Dillon Thompson
Phone: (225) 717-5069
Exit Realty Group

For full listing details, please scan:

