

**38487 Brown Rd**  
Prairieville, LA 70769



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**MLS# 2025013918**



**\$295,000**

**3 Bedrooms | 2 Bathrooms | 1,616 Sqft**

Welcome to Hidden Farms where charm meets convenience in one of Ascension Parish's most in-demand neighborhoods. This 3 bed, 2 bath home nails the vibe with its open layout, thoughtful upgrades, and stylish details throughout. The living area features warm wood floors and custom wainscoting panels that add just the right amount of character. The kitchen brings the wow factor with a center island, breakfast bar, 3CM granite countertops, Pfister bronze fixtures, and sleek stainless Frigidaire appliances all energy-efficient, of course. Bonus points for radiant barrier roof decking, and attic insulation to keep things energy-smart. Need a spot to sip your coffee or do homework? The built-in dining banquet with shelving is both smart and cozy. And the primary suite? Total retreat mode with a soaking tub, separate shower, double vanity, and a huge walk-in closet. Out back, enjoy your private patio with iron fencing, overlooking the pond and peaceful green space perfect for quiet mornings or relaxed evenings. Tucked in a friendly community close to schools, offices, shops, and restaurants, this one checks all the boxes!



**Cherie Mack**  
Phone: (225) 247-4517  
Magnolia Roots Realty LLC

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