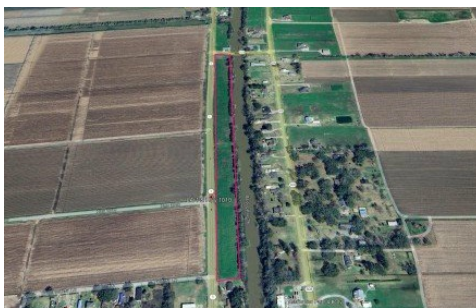
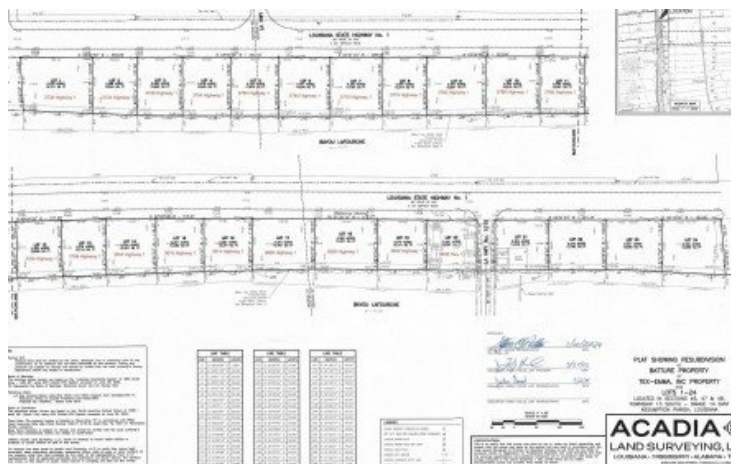


3764 Highway 1
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\$34,200

Welcome to Tex-Emma Subdivision Rural Living Southeast of Napoleonville Experience the perfect balance of country charm and modern comfort in this newly developed single-family residential subdivision located southeast of Napoleonville on Highway 1 and Bayou Lafourche. Set in a peaceful rural setting, this community offers generous home sites and a welcoming atmosphere ideal for anyone looking to escape the hustle of city life. Each home in the subdivision must feature a minimum of 1,500 square feet of living area, ensuring quality construction standards and a unified neighborhood appeal. Detached metal buildings are allowed, offering the flexibility to add workshops, storage, or hobby space that complements your home and lifestyle. Enjoy wide open spaces, quiet surroundings, and the beauty of Louisiana's countryside, all while being a short drive from local conveniences, schools, and essential services. Protective covenants help preserve the integrity and value of the neighborhood, making this an excellent place to build and grow. Don't miss this opportunity. Bring your builder and start creating your future today.



Ben Harang

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KELLER WILLIAMS REALTY BAYOU P

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