

40030 Bud Broussard Rd
Prairieville, LA 70769



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MLS# 2025014587



\$469,000

3 Bedrooms | 2 Bathrooms | 2,350 Sqft

Discover the perfect blend of space, function and flexibility on this expansive 1.33 acre property. Zoned Mixed use, this unique opportunity features two large shops- ideal for hobbies, business or storage. One shop has a full bathroom attached and the other features separate driveway access. Not only is this home spacious and inviting, just off the living room is a stunning live edge wet bar. A new septic system is also on the way and NO carpet throughout for easy maintenance. Inside, enjoy a bright and open layout with Huge bonus/game room. The solar panels also offer energy efficiency and long term savings. This property has the potential to do it all!



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