

**3328 Tezcucco Dr**  
Baton Rouge, LA 70820



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**MLS# 2025014671**



**\$540,000**

**3 Bedrooms | 2 Bathrooms | 2,874 Sqft**

OPEN HOUSE, SUNDAY 8/10 2-4PM. Located in the highly desirable River Bend subdivision, this spacious 3-bedroom, 2.5-bath home sits on over half an acre and offers the perfect blend of privacy, space, and convenience. Just minutes from LSU, downtown, shopping, and dining, you'll love the lifestyle this location affords. Enjoy stunning views from the spacious kitchen and living room that overlook a beautifully designed outdoor space featuring a covered patio, pergola, beautiful gunite pool, and a fully equipped pool house. The pool house offers 372 square feet of living space, complete with a kitchen and full bathroom perfect for entertaining guests or creating a private retreat. The oversized kitchen features abundant storage, a large center island, stunning countertops, a gas cooktop, and plenty of windows that overlook the backyard. Two generously sized bedrooms at the front of the home share a Jack and Jill bathroom, while the private primary suite is tucked away near a spacious half bath and a versatile flex room ideal as a home office, craft room or nursery. The backyard is fully fenced and accessed by remote-controlled gates for added privacy and security. An insulated, heated, and cooled workshop provides versatile space for hobbies or storage. This home is a rare find in an established neighborhood don't miss your



**Bridget Wharton**

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Dawson Grey Real Estate

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