

12430 River Highlands
St Amant, LA 70774



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MLS# 2025018867



\$159,900

2 Bedrooms | 2 Bathrooms | 1,091 Sqft

Welcome to the Amite River Diversion Canal. The Diversion Canal is one of S. Louisiana's hottest recreational areas and offers endless river, bayous, and lakes for watersports, boating, fishing, and entertainment. Enjoy dining at a number of popular restaurants and enjoying live entertainment. This remodeled condo is located on the 2nd floor and has breathtaking views of the Amite River Diversion Canal from the living room and both bedrooms. The kitchen has white painted cabinets, 3cm granite countertops and custom backsplash, stainless steel Samsung range oven with glass cooktop with Bluetooth, Whirlpool Gold refrigerator and microwave hood vent. Livingroom has luxury vinyl wood look floors, Wall mounted Sony TV, new Pella sliding door that leads out to the riverfront balcony overlooking the community pool. Master suite has an ensuite bathroom with dual vanities and double closets. Roof was replaced in 2021 after hurricane Ida. Additional features include ceiling fans, updated windows, window blinds, updated lighting, crown molding, laundry and pantry combo with ample shelving. Community has an inground pool, outdoor amenities including fishing deck, boardwalk, covered cabana, and community grills. HOA fees cover trash, exterior insurance, termite contract, and maintenance for the common areas.



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