

1701 Rue De Grand
Baton Rouge, LA 70808



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MLS# 2025019804



\$1,000,000

4 Bedrooms | 3 Bathrooms | 2,917 Sqft

Beautiful French Provincial Home in Rouzan Subdivision. Spacious Four-Bedroom Residence with Modern Amenities and Prime Location. Discover this elegant French Provincial style home expertly crafted by La Fosse Construction, located on a desirable corner lot in the sought-after Rouzan subdivision. Boasting a spacious 2,917 square feet of living space, this residence perfectly blends comfort, luxury, and convenience for today's discerning homeowner. Key Features Bedrooms: 4 Bathrooms: 3 Full, 1 Half Garage: Side-entry garage for enhanced curb appeal, additional parking and easy access Porch: Expansive covered porch, ideal for outdoor entertainment and relaxing Pool Ready: Designated spot to build your own splash pool Floor Plan: Three bedrooms at the front of the home, with the master suite situated privately toward the back Interior Layout: Upon entering, you'll find three well-appointed bedrooms at the front of the home, you will step into a expansive living area with a fireplace and hard woods floors. The formal dining room and the kitchen are toward the middle of the home. Kitchen has quartzite counter tops, a huge eat in island, window over the sink and a walk-in pantry The master suite is located toward the rear for added privacy and tranquility, featuring a luxurious master bath and a spacious walk-in closet. Outdoor



Lori Bergstresser
Phone: (225) 505-3705

Keller Williams Realty Red Stick Partners

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