

2455 Aubin Ln
Baton Rouge, LA 70816



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MLS# 2025020430



\$189,000

3 Bedrooms | 3 Bathrooms | 1,741 Sqft

Welcome to Aubin Lake Townhome community, where comfort meets convenience! This meticulously maintained, one-owner townhome boasts a newer AC unit and a spacious two-car garage. It has been repainted and upgraded with modern amenities and new lighting throughout. Step inside to discover a welcoming living room featuring a never-used wood-burning fireplace, perfect for cozy evenings. The well-appointed kitchen offers ample cabinetry and a convenient pantry. All the appliances are brand new, stainless steel and even features a drink mini refrigerator. A full bathroom and a versatile room, currently used as a dining room, are located downstairs, offering the flexibility to be converted into a downstairs bedroom. Upstairs, you'll find two generously sized bedrooms and a well-appointed hall bathroom. The front bedroom offers a charming small patio, a delightful spot to enjoy nature. The rear bedroom is a private retreat with its own en suite bathroom and a patio overlooking the serene rear courtyard. All the bathrooms have been upgraded with new fixtures, lighting and special wall treatments. This efficient townhome is ideally situated between Airline and Sherwood, offering easy access to local amenities. Residents of Aubin Lake enjoy community perks including a refreshing pool and a picturesque lake. Don't miss the



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