

**12254 Fairlane Rd**  
St Francisville, LA 70775



**LOGO** COMING  
SOON

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**MLS# 200904682**



**\$357,000**

**3 Bedrooms | 3 Bathrooms | 2,680 Sqft**

Welcome to Lake Rosemound! Just 8 minutes north of West Feliciana Parish schools, this great little community is the perfect setting to call home. Lake is a private lake. The homeowner association maintains and stocks lake regularly. Lake recreation includes but not limited to, water ski-ing, fishing, swimming, volley ball and bar-b-que at the private sandy beach. Enjoyment year round for the whole family. This house is a great buy! It's spacious floor plan is equipped with 3 bedroom and 3 bath. It has a bonus room over the garage, stained concrete and heart of pine floors, Beautiful. Master bedroom, bath, and sun room is located on the second floor leaving the other two bedrooms and office on the first floor. Home has lots of windows, 19 ft ceilings, granite counter tops, real wood burning fireplace. Gas stove, all stainless appliances, GE front load washer and dryer. Equipped with gas generator for power outages, this home has lots of extras and is move in ready! Water access to the lakes. Lake Membership included, buyer to pay \$250 transfer fee. Seller will pay \$3000 in closing cost. Call Today to view this wonderful property and take advantage of all it has to offer!



**JADE SALVADOR**

Latter & Blum - Perkins

For full listing details, please scan:

