

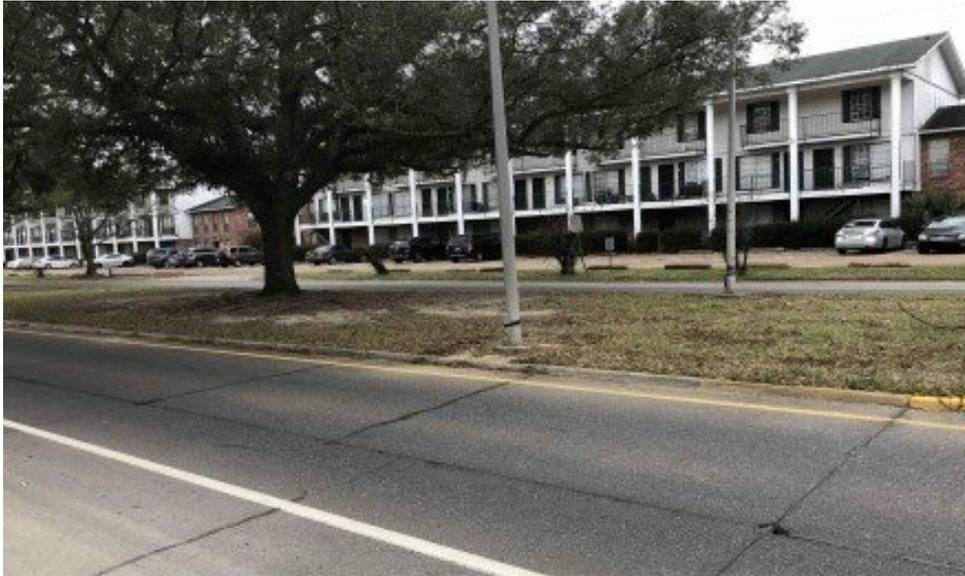
**3030 Congress Blvd**  
Baton Rouge, LA 70808



**LOGO** COMING  
SOON

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**MLS# 202300924**



**\$88,000**

**2 Bedrooms | 1 Bathroom | 1,080 Sqft**

**LOCATION !!!** In the heart of Baton Rouge. Corner unit, front building. 2 bed. 1.5 Bath. Semi-open concept. Spacious living/dining combo and kitchen. Hook ups for washer/Dryer. Close to I-10/I-12, College Dr., Perkins Rd. Walking distance to SPROUTS supermarket. Near Rouzan development. Close to Restaurants such as The Thai Kitchen, Ruth Chris, Ginos, and many other businesses. Near OLOL, LSU, Pennington Res. Center. Condo is occupied by renters. Monthly rent \$925.00. If buyer plans to live in the unit, must give 60 days notice to renter to vacate the unit. Otherwise, great INVESTMENT property. Upstairs condo, Building to the right.. Parking in front of Bldg#1.



**Fabiola Bustos**  
Phone: (225) 362-1511  
Compass - Perkins

For full listing details, please scan:

