

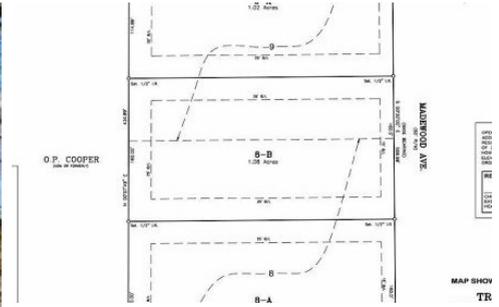
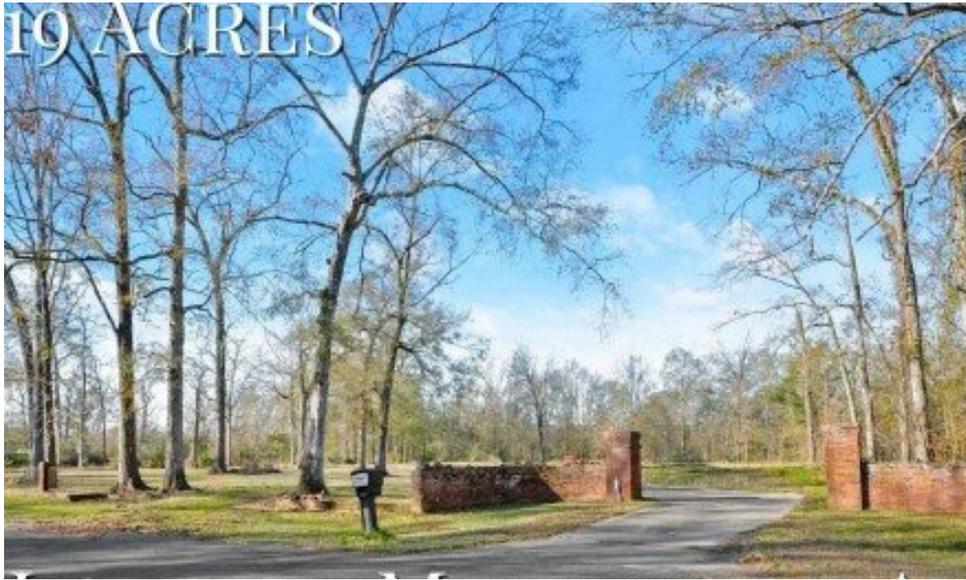
**9-a, 9-b & 8-a Madewood Ave**  
Baton Rouge, LA 70817



**LOGO** COMING  
SOON

Powered by [homes.theadvocate.com](https://homes.theadvocate.com)

**MLS# 2026002098**



**\$425,000**

Located at the end of a quiet dead end street, this exceptional 3.19 acre property is a rare opportunity in one of Baton Rouge's fastest growing areas. Surrounded by new construction neighborhoods and large custom homes, the setting offers the perfect blend of privacy and progress. Ideal for a dream home or private family compound, the property features a bricked entrance, paved drive to the former homesite, and a picturesque pond ready for a fountain centerpiece. Backing to a BREC park, the land enjoys a peaceful backdrop and feels even more expansive than its acreage suggests, all while being just minutes from top schools, shopping, and dining. Experience the charm of country living right in the heart of the city!



**Keaton Dubois**  
Phone: (225) 773-0350  
RE/MAX Professional

For full listing details, please scan:

