

197 Belle Isle Dr
Thibodaux, LA 70301



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MLS# 2026002332



\$289,000

4 Bedrooms | 3 Bathrooms | 1,856 Sqft

Seller is now offering \$6,000.00 towards buyers closing costs with an acceptable offer. Step into modern comfort and style with this brand-new construction home designed for both everyday living and entertaining. Offering 4 bedrooms, 3 full bathrooms, and 1,856 square feet of living area (over 2,300 total square feet), this thoughtfully designed floor plan provides flexibility to fit your lifestyle, with the fourth bedroom easily serving as a second living area, media room, home office, or playroom. A standout feature of this home is the presence of two primary suites, each featuring large walk-in closets and double vanities, making the layout ideal for multi-generational living, guests, or added privacy and convenience. The home features 9-foot ceilings throughout and luxury vinyl plank (LVP) flooring throughout, creating a spacious, seamless, and low-maintenance living environment. The kitchen is sure to impress with stainless steel appliances, gold finishes, and a pantry for added storage, all flowing effortlessly into the main living space. Situated on a large lot at the end of a cul-de-sac, this property offers both privacy and room to enjoy outdoor living. A heat pump system provides energy efficiency and year-round comfort, and no flood insurance is required, adding even more value and peace of mind. A perfect blend of new construction quality,



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