

825 Bourbon Ave
Baton Rouge, LA 70808



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MLS# 2026005291



\$299,900

4 Bedrooms | 2 Bathrooms | 2,587 Sqft

New roof on this spacious 4-bedroom, 2.5-bath brick home in Plantation Trace, conveniently located just south of Louisiana State University off Highland Road. This home offers generous living space, featuring a large den with cathedral ceilings, built-in bookcases, and a wood-burning fireplace perfect for relaxing or entertaining. A formal living room and dining room provide additional flexibility and could easily serve as a home office or study. The kitchen includes an island and breakfast area, with the refrigerator remaining. The inside laundry room is spacious and includes a half bath, with the dryer also remaining. Outside, you'll find a covered rear carport with additional storage, adding convenience and functionality. A great opportunity in a desirable location close to LSU, shopping, and dining.



Dianne Guidry
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