

17838 British Ln
Baton Rouge, LA 70810



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MLS# 2026007071



\$709,900

4 Bedrooms | 3 Bathrooms | 3,223 Sqft

Well-maintained, one-owner 4BR/3BA home in highly sought-after Heritage Estates, ideally located just off Highland Rd with quick access to I-10. Nestled in a beautifully established neighborhood with mature landscaping, this home features stunning cypress floors, and incredible natural light throughout. The kitchen is designed for both everyday living and entertaining with a gas cooktop, granite countertops, stainless steel appliances, abundant cabinetry, and a convenient prep island. Just off the kitchen and dining areas, a wet bar adds the perfect touch for hosting. The kitchen flows seamlessly into a cozy keeping room with a second fireplace an inviting space ideal for relaxed evenings and gatherings. The spacious main living area showcases a wood-burning fireplace and an easy, open flow perfect for entertaining. The private primary suite offers a true retreat with a spa-like en suite bath featuring a separate shower, jacuzzi tub, double vanities, and a walk-in closet. Additional bedrooms are generously sized and include a Jack-and-Jill bath. A large laundry room with countertop and sink adds everyday convenience. Step outside to a covered patio overlooking an incredible pool and a fully fenced backyard perfect for entertaining, play, or peaceful outdoor living under the shade of mature trees. Additional highlights include a 2-car garage,



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