

**8020 Rocky Trail Ave**  
Baton Rouge, LA 70820



**LOGO** COMING  
SOON

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**MLS# 2026008033**



**\$316,000**

**3 Bedrooms | 2 Bathrooms | 1,659 Sqft**

This home offers a 'little extra', or as it is called in Louisiana, a little lagniappe! An **UPGRADED** 2 year old A/C unit, **NEW** wooden privacy fence, an **EXTENDED** patio, a **WIDENED** driveway, **NEW** dishwasher, **UPGRADED** light fixtures, hard surface floors throughout, and a security doorbell add peace of mind and comfort to this meticulously maintained home. The open floor plan seamlessly flows to a covered porch and extended patio for entertaining or relaxing outdoors. It is ideally located just minutes from grocery stores, restaurants, shopping, schools and a university campus. Make an appointment today!



**Jennifer Loupe**  
Phone: (225) 445-3941  
Ricci Real Estate

For full listing details, please scan:

