

**16725 Bristoe Ave**  
Baton Rouge, LA 70816



**LOGO** COMING  
SOON

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**MLS# 2026008292**



**\$249,900**

**3 Bedrooms | 2 Bathrooms | 1,474 Sqft**

Welcome to 16725 Bristoe Ave a charming single-family home nestled in a quiet, established neighborhood in Baton Rouge's O Neal area. This well-positioned property offers approximately 1,474 square feet of living space on a generously sized lot just under 10,000 square feet, providing the perfect balance of comfort, space, and opportunity. Step inside to discover a functional layout with great potential for both homeowners and investors alike. The home features spacious living areas, ample natural light, and a layout that lends itself well to modern updates or personal customization. Outside, enjoy a sizable yard ideal for entertaining, pets, or future enhancements. With off-street parking and a peaceful setting, this property offers both privacy and practicality. Located just minutes from I-12, shopping, dining, and everyday conveniences, this home combines suburban tranquility with easy access to everything Baton Rouge has to offer. Nearby schools include Wedgewood Elementary and Southeast Middle, making this a convenient location for a variety of buyers. This property presents an excellent opportunity whether you're looking for a primary residence, rental investment, or value-add project. Don't miss your chance to own in this growing area schedule your private showing today!



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For full listing details, please scan:

