

12430 River Highlands
St Amant, LA 70774



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MLS# 2026008906



\$159,900

2 Bedrooms | 2 Bathrooms | 1,117 Sqft

Experience breathtaking water views from this top-floor, river-facing condo overlooking the Amite River Diversion Canal. Enjoy the absolute best views in the community from the living room and both bedrooms, a true retreat for nature and water lovers. The kitchen has white painted cabinets, granite countertops with undermount sink, and tile backsplash, stainless steel range oven with glass cooktop, dishwasher, and microwave. The floors are luxury vinyl wood look floors throughout with tile in the kitchen and bathrooms, crown molding, and a riverfront balcony overlooking the community pool. Master suite has an ensuite bathroom with dual vanities and double closets. Roof was replaced in 2021 after hurricane Ida. Additional features include ceiling fans, walk in laundry room, and small storage. Community has an inground pool, outdoor amenities including fishing deck, boardwalk, covered cabana, and community grills. HOA fees cover trash, exterior insurance, termite contract, and maintenance for the common areas. Welcome to the Amite River Diversion Canal. The Diversion Canal is one of S. Louisiana's hottest recreational areas and offers endless river, bayous, and lakes for watersports, boating, fishing, and entertainment. You can dine at a number of popular restaurants and enjoying live entertainment. Area is located between, New Orleans, Baton



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