

425 Riverlon Ave
Baton Rouge, LA 70806



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MLS# 2026008903



\$264,900

3 Bedrooms | 1 Bathroom | 1,483 Sqft

Fully Renovated Cottage in Old Goodwood / Mid City No HOA | Updated Historic Charm Under \$300K. Welcome home to this beautifully renovated 3-bedroom cottage in the heart of Old Goodwood/Mid City Baton Rouge where historic character meets modern convenience. Featuring refinished original hardwood floors, cypress siding, brick exterior, original fretwork, and abundant natural light, this move-in ready home offers timeless charm with major system updates already completed. Inside, you'll find a spacious living room with original wood windows and a solid wood front door with glass insert, creating a warm and inviting atmosphere. The updated kitchen offers exceptional cabinet storage, a new gas range and vent hood, and space for an eat-in dining area or future island. A heated and cooled flex room off the kitchen provides the perfect setup for a home office, gym, playroom, or bonus room. All three bedrooms are generously sized with great closet space, and the third bedroom features beautiful cypress grooved paneling that adds distinctive architectural character. The vintage bathroom preserves its original blue and yellow ceramic tile and blue tub/shower combo, paired with updated fixtures for modern comfort. Exterior highlights include: Fully fenced backyard, custom electric driveway gate, professionally landscaped yard with front



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