

24344 Hwy 444
Livingston, LA 70754



LOGO COMING
SOON

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MLS# 2026009687



\$165,000

3 Bedrooms | 2 Bathrooms | 2,200 Sqft

The best kind of "Investor Special" in the heart of Louisiana's Sportsman's Paradise! Tucked back behind the local bait shop in one of the area's popular waterfront destinations, this private canal-front camp with access to Bayou Barbary and Lake Maurepas is loaded with opportunity and ready for someone to bring the vision back to life! You'll find this to be the ultimate setup for a weekend retreat, fishing camp, or a smart Airbnb investment. Enjoy private boat slips, oversized porch space, additional lot space for entertaining or RV parking, and the authentic South Louisiana camp lifestyle buyers are searching for. The home is in original condition with deferred maintenance and repairs needed, but the character and potential are undeniable with spacious rooms, brick arch details, double ovens, solid wood cabinets throughout, storage buildings, covered parking, and waterfront views throughout. Current RV on site to remain at no assigned value, along with the Mustang located beside the shop. **DO NOT SLEEP** on this rare opportunity to own a true waterfront getaway with endless potential in a highly sought-after recreational area. Bring your vision making it something that creates memories for years to come! *****HAS NEVER FLOODED!HVAC not operable but window units to remain.**



Matthew Heroman

Phone: (225) 937-1050

Perspective Realty

For full listing details, please scan:

