

10233 Oak Colony Blvd
Baton Rouge, LA 70817



LOGO COMING
SOON

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MLS# 2026009950



\$465,000

5 Bedrooms | 3 Bathrooms | 2,408 Sqft

BUILT IN EQUITY!!! The builder is building the same floor plan for \$20,000 more. Seller will contribute \$5,000 towards buyers closing cost!! Welcome to Oak Colony in South Baton Rouge a thoughtfully designed community offering 148 estate-sized homesites. A grand boulevard entrance welcomes residents with sidewalks, benches, scenic community ponds, and live oak trees. Enjoy over 19 acres of green space, complete with sidewalks, creating a beautiful and walkable neighborhood setting. This better than new, three-year-old, single-story home offers five bedrooms and three full baths with an open, spacious layout and 12-foot ceilings throughout the main living areas. The living room features a cozy fireplace and flows seamlessly into the kitchen and dining area, creating an ideal space for family time or entertaining. A wall of windows provides abundant natural light and picturesque views of the large backyard. The chef's kitchen boasts stainless steel appliances, granite countertops, a large center island, and stunning backsplash with a wall of cabinets extending to the ceiling providing tons of storage. A single-compartment sink and soft-close cabinetry complete this well-appointed space. The primary suite is a private retreat featuring an en suite bath with double vanities, a large soaking tub, a separate tiled shower, and a spacious



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