

**40467 Jason Kinchen Ln**  
Gonzales, LA 70737



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**MLS# 2026010942**



**\$300,000**

**4 Bedrooms | 2 Bathrooms | 2,087 Sqft**

Opportunity Awaits! Workshop Dreams are Here! This spacious 4-bedroom, 2-bath home offers 2,087 square feet of living area and is full of potential for the next owner to make it their own. With solid construction, generous room sizes, and great bones, this property provides the perfect canvas to bring your vision to life. Recent updates include a new stove, microwave, dishwasher, refrigerator, and washing machine, and the dryer will remain with the home as well. Situated on a picturesque property shaded by beautiful live oak trees, the exterior features an oversized 3 car garage, large 1,603 square foot workshop and an massive screened-in back porch ideal for relaxing and enjoying the peaceful surroundings. There is a half bath on the screened porch as well. The home has never flooded and flood insurance is not required. With no HOA restrictions & endless possibilities for customization, this property offers a rare opportunity to create the home you've always wanted while enjoying the charm of a beautiful setting. Don't miss your chance to unlock the potential this property has to offer! Some pictures virtually staged.



**Jonnette Kinler**  
Phone: (225) 413-1148  
Supreme

For full listing details, please scan:

